

KEMNAL ROAD CHISLEHURST



A HISTORY

Collected and edited by
Tony Allen and Andrew Thomas

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Printed privately
Chislehurst, Kent
4th edition February 2011

'One of the prettiest walks in the neighbourhood' (Canon Murray)

'Lovely woods and songbirds' (Agnes Tiarks)

*'The whole of Kemnal was an absolute paradise
for young kids growing up' (Jerry Bourne)*

*'Kemnal Road retains the character of a rural lane
through dense woodland' (Bromley LB)*

First published 2007

This edition, February 2011

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Printed in England by

CPI Antony Rowe

Eastbourne

East Sussex

BN23 6PE

February 2011

Typefaces used:

Chapter headings and subheadings - Perpetua Titling MT

Main body text - Adobe Garamond Pro roman

Comments and captions - Adobe Garamond Pro italic

Memories, recollections, or descriptions - Perpetua italic

PREFACE TO FOURTH EDITION

We have been extremely gratified with the way that this modest book on Kemnal Road has been received, and by the continued response of past residents and visitors to the Road and its houses who have provided us with memories and/or images.

This fourth edition of the book has been radically revised in terms of style and format, and there are a number of significant additions to content, most of which are already reflected on our website www.kemnal-road.org.uk These include the addition of information on Woodlands, which is strictly not on Kemnal Road, but which shares a boundary with it for a considerable part of its length, a wonderful photograph of the Hutton family in the early years of last century, and a number of photographs of the Nelson family at Kemnal Warren, together with much new information.

Kemnal Road remains a desirable place to live, and it is not surprising that development continues here, even in difficult economic times. In the space of three years since the last edition, Hoblands Cottage, Woodheath Cottage, Kemnal Lodge and Columbine have been demolished. Some of the development is welcome, but it is important that development is sympathetic to the unique environment of Kemnal Road. Keep an eye open for further news on the website!

Tony Allen and Andrew Thomas

February 2011

PREFACE TO THE THIRD EDITION

When Worsley Grange was being built Tony inherited some maps from the developers which they had used to check the water courses in the Kemnal Road area over the period since 1870. The maps revealed not only the water courses on both sides of the road, but all the original houses that were built here in the 1870s and 1880s. This coincided with the release of the 1901 census information, and with the discovery by Andrew of an old photo album of Wyvelsfield, Walter Murton's book, and the print of Nizels. This enabled us to put together a brief outline, and from this we discovered and uncovered much more. A major recent find has been the diaries of Agnes Tiarks, covering almost half a century of living at Foxbury. The following pages trace the development of the Road and set out what we know about the houses and the people who have lived and worked here. While we have included information up to the present time for the older houses, we have not generally included information about present residents, nor about individual residents at the houses and apartments which have been built since the last war.

We are aware that there is more to uncover, though this third edition is now substantially more complete than the first two. Much of the information comes from public sources, including the censuses of 1881, 1891 and 1901, Kelly's and other street directories, which published information on Chislehurst up to 1940. The registers of voters in Chislehurst provide more information from 1912 to 1939, and again from 1945. These bare details have then been filled out by information from past and present residents and from books, web-sites and libraries.

There must be a great deal of further information about Kemnal Road in people's memories, papers and photograph collections. We hope that this book will stimulate more people to look out old photos, and let us have more information to fill the gaps in our incomplete history, as a number of people already have. Please contact us if you would like to share your knowledge with us.

Most of the information here is also on our web-site: www.kemnal-road.org.uk

We acknowledge our sources where we can. See page 192 for a list of acknowledgements.

Tony Allen and Andrew Thomas

November 2007

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KEMNAL ROAD – INTRODUCTION

Kemnal Road is both new and old. New, because it was first developed for housing only 130 years ago; old, because it follows the route of an old footpath and track which for centuries has crossed the area called Woodheath.

Chislehurst is an old village. Even though the earliest records date from about 974 and there is evidence that it had been a community much earlier than that, it does not feature in the Domesday Book. According to Bushell this is because it was a royal manor (probably an outlying part of the Royal Manor of Dartford), and there was therefore no need to enter its tax capacity, which was the purpose of the compilation of the Domesday Book.

Kemnal Road took its name from Kemnal Manor, one of the earliest houses in this area. First mentioned in deeds in 1250 it was then referred to as the home of Alexander of Chomehole. Throughout its history the name has evolved: Chomehole, Cunehale, Kimehole, Kimenhale, Kymenhole, Kemenhole, and most recently Keminghole. Locally the name had been contracted to Kemnal, and this contracted name was given to the last house built on the site in the 1870s. It was an unremarkable residence, but it is now gone, destroyed by fire in 1964.

The old footpath was used for the collection and transport of timber and charcoal from the ancient woodland which largely covered the area, and in later times, even before the development of the land on either side of the road, it provided a short-cut to the Maidstone Road (now the A20) and was regarded as *'one of the prettiest walks in the neighbourhood'*. Canon Murray, rector of St Nicholas for much of the 19th Century, was one of those who would use this path to walk to the Maidstone Road to catch the 'coach and four' which ran daily from Maidstone to London. This was before the building of the railway station at Chislehurst in 1865. The extension of the railway to Chislehurst enabled relatively easy daily travel from Chislehurst to London, whilst allowing families to live in the countryside, and inevitably led to increased demand for housing in the area.

The development of Kemnal Road started when Mr Samuel Asser bought the freehold of the Kemnal Estate in 1871 from New College, Oxford. A right of way had existed from Kemnal Manor to the south, over the Woodheath footpath, since at least 1607, when there had been a dispute over its use, settled in favour of the owners of Kemnal Manor. In December 1873 Asser purchased the right of way from Earl Sydney of Frogmal, and at the same time he made a new road northwards to the Maidstone Road, thereby creating the full length of Kemnal Road (*see page 188 for the text of the indenture*). In 1874, Asser sold 57 acres of his newly acquired land to Mr Henry Tiarks, a wealthy London banker, for the building of his great house at Foxbury, and provided him with rights of way from the north and the south. At the same time Earl Sydney was disposing of individual plots of Woodheath on both sides of the newly created road.

The development of the road was completed within ten years. It turned the southern part of the footpath into a distinguished private road with large fine houses, *'whose beautiful grounds owe much of their charm to the retention of their woodland character'* (Webb, The History of Chislehurst).

By 1884 there were 13 large houses in Kemnal Road. In these houses 21 adults and 39 children were looked after by 84 servants. In addition there were 14 other households in the lodges, cottages and stables, and here there were another 20 (largely male) servants, living with their wives and 37 children. In all 210 people were living in the Road at this time. The census information provides details of where residents were born, and the data for Kemnal Road show just how much movement there had been from country to town: in particular the servants and their families came from just about every corner of the United Kingdom. See page 186 for a description of the various duties and rates of pay of the servants in the late Victorian years.

The period of the development is a fascinating one. In 1875, when the first houses were being built, there were of course no motor vehicles, so most houses of the size here had stables and areas for the grazing of their horses. The houses required large numbers of domestic



A map dated 1898 of the area around Kemnal Road, showing Kemnal Manor to the north, with Foxbury and then the newly developed Kemnal Road to the south.

The huge scale of the development of the road is clear when one compares it to the size of Chislehurst Village.

servants to keep them going, and there was a plentiful supply from all over the United Kingdom, as people continued to move from the countryside to the towns. Great Britain was indeed great; this must have been the height of its financial and military dominance in the world, and the middle classes who moved here were generally quite prosperous. The British class system was also at its height, and the conventions of the day would be difficult for us to imagine now. Technology and the consequences of the two world wars changed all this, so that by 1950 owners were no longer able to maintain the houses as they previously could. For the owners during this time, this must have required painful adjustments to their expectations and standards of living. For others it has been an opportunity to live in what had been a privileged area.

Two houses were badly damaged by bombing in the Second World War. The economic and social changes meant that all the large houses had become expensive and difficult to maintain. At the same time there was an increased demand for housing in this area. As Tom Bushell notes: *'For the first time the value of the land exceeded the value of the houses built on the land.'* As a result, seven of the houses were sold for development and were demolished over the 30 years following the end of the war, to be replaced by apartment blocks, or streets of smaller houses. Today, only three of the original large houses remain. All the lodges and stables were also sold off with their own land; seven of these have retained their original exteriors.

This is the story that this book seeks to tell. We reproduce seven maps of the southern end of the road between 1870 and 1991, together with two aerial photographs, one taken by a Luftwaffe reconnaissance plane. Comparing these maps and photographs will give the reader the extent and timing of the changes at this end of the road. We then look at the information we have on each house and its residents. Finally we provide more detailed biographical information on the lives and families of a number of residents.

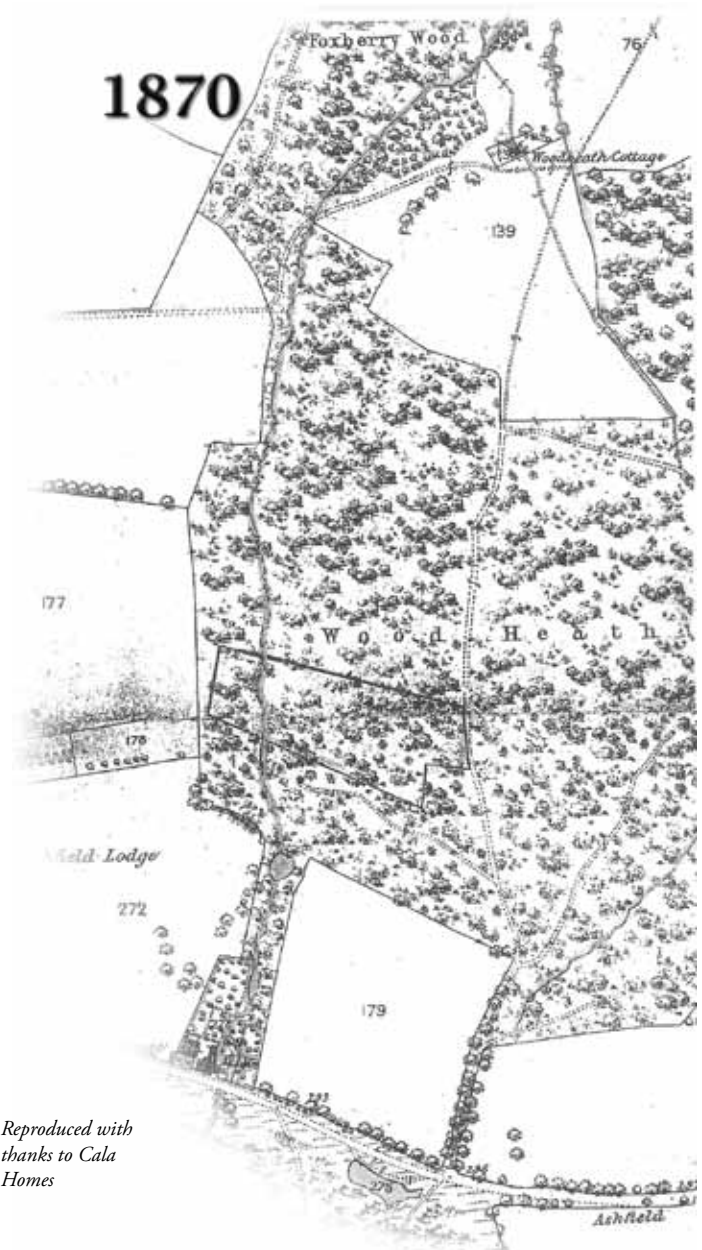
SEVEN MAPS OF KEMNAL ROAD

Maps of the southern end of Kemnal Road for 1870, 1897, 1909, 1939, 1959, 1974 and 1991 are reproduced below and in the following pages. Two photographs are also reproduced.

The footpath leading from Ashfield Lane to Kemnal Manor is clearly seen in this map. It crosses another footpath near Woodbeath Cottage, the only residence featuring on the footpath.

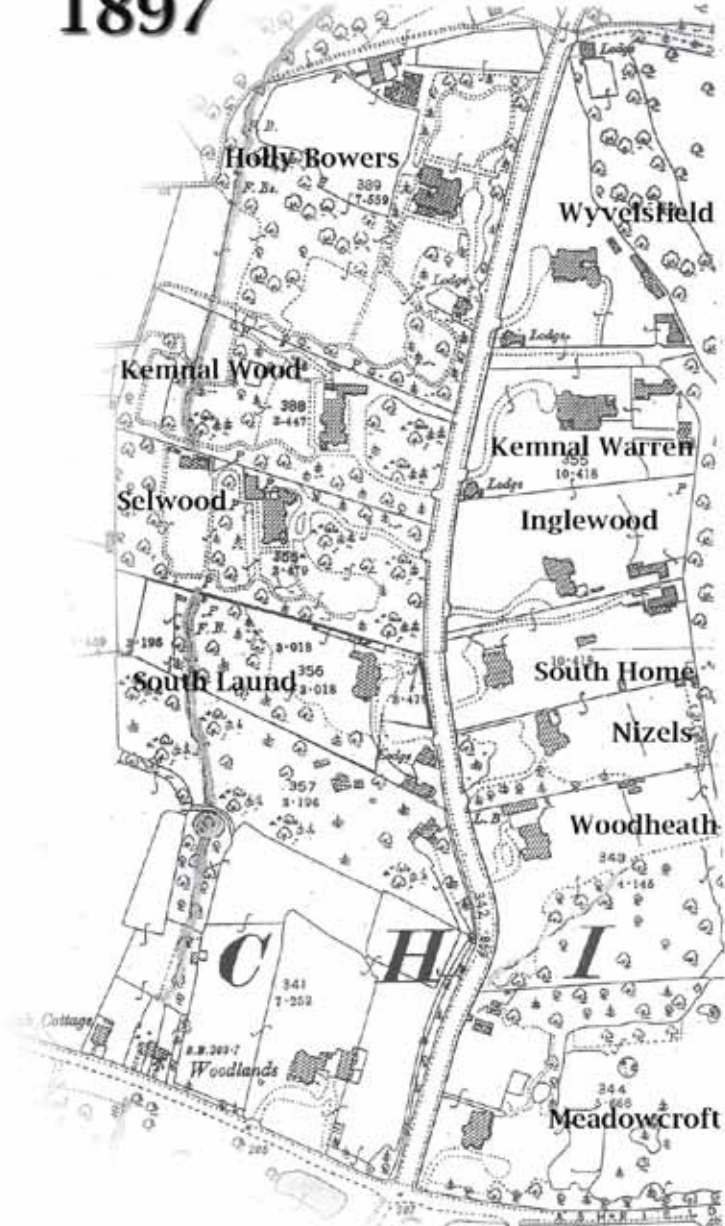
Woodbeath is the name given, not unnaturally, to this area of heath and woodland on which Kemnal Road and its houses were later built.

The two clear areas to the south are the grounds on which Woodlands and Meadowcroft were shortly to be built.



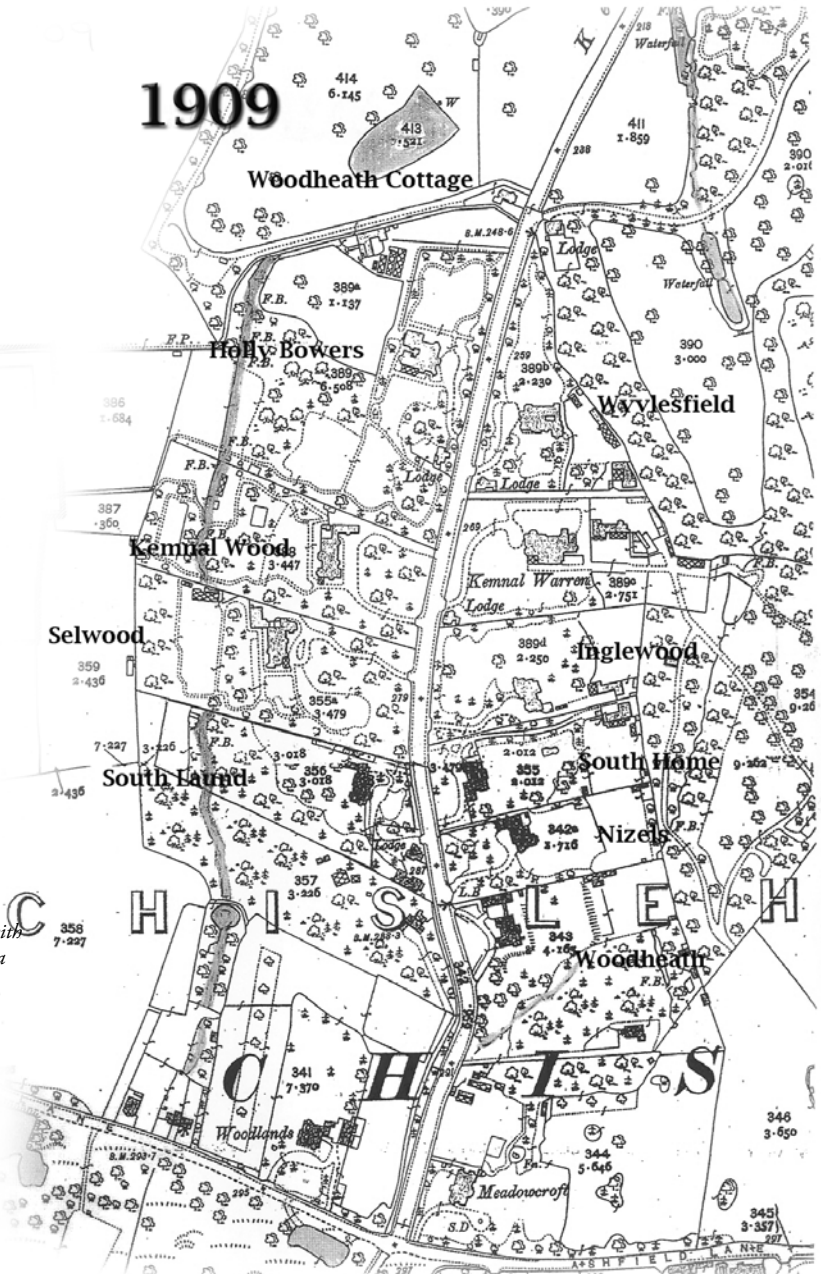
*Reproduced with
thanks to Cala
Homes*

1897



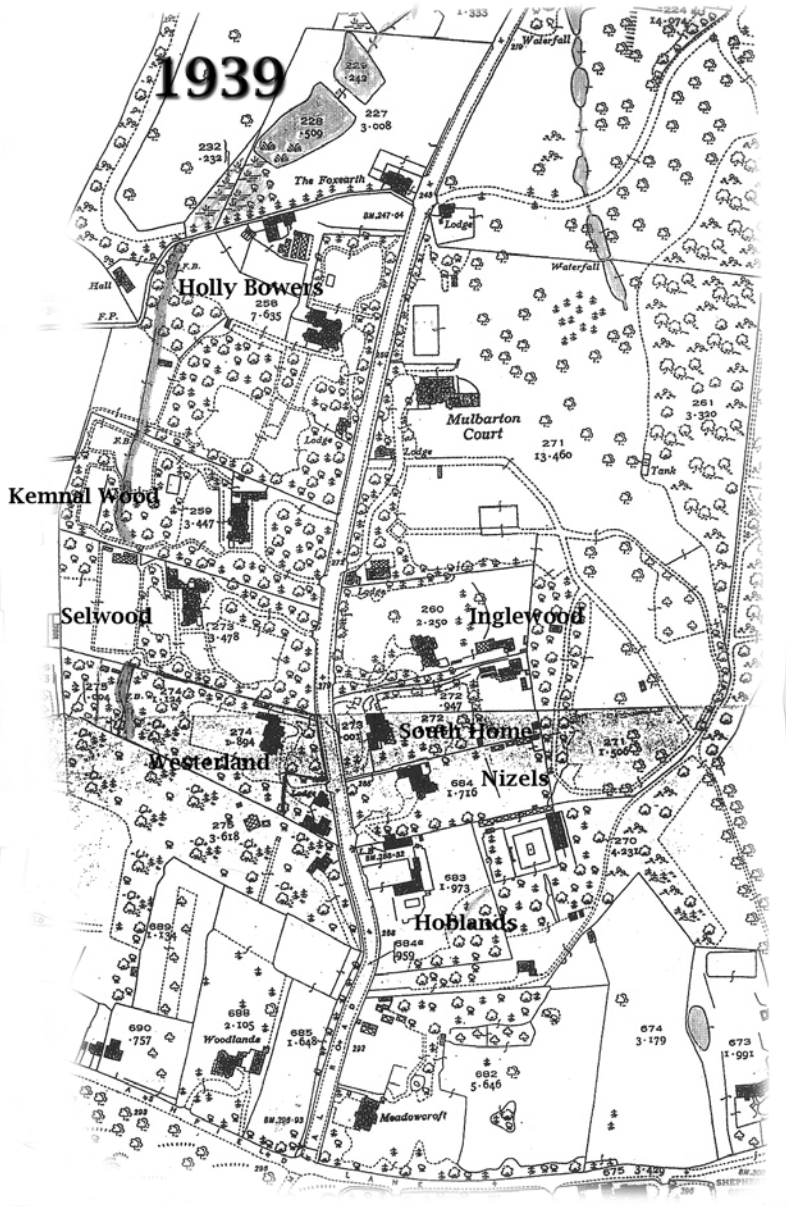
Reproduced with thanks to Cala Homes

By 1897 the road is laid out and all the main houses and their lodges and stables have been built. Note that Nizels is without its extension, and that Wyvelsfield is still in a relatively small plot of land. Meadowcroft has its drive opening onto Ashfield Lane.



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Nizels and South Home have been extended; polo stables have been built in Woodheath's grounds; and Kemnal Warren has extended its grounds eastwards.



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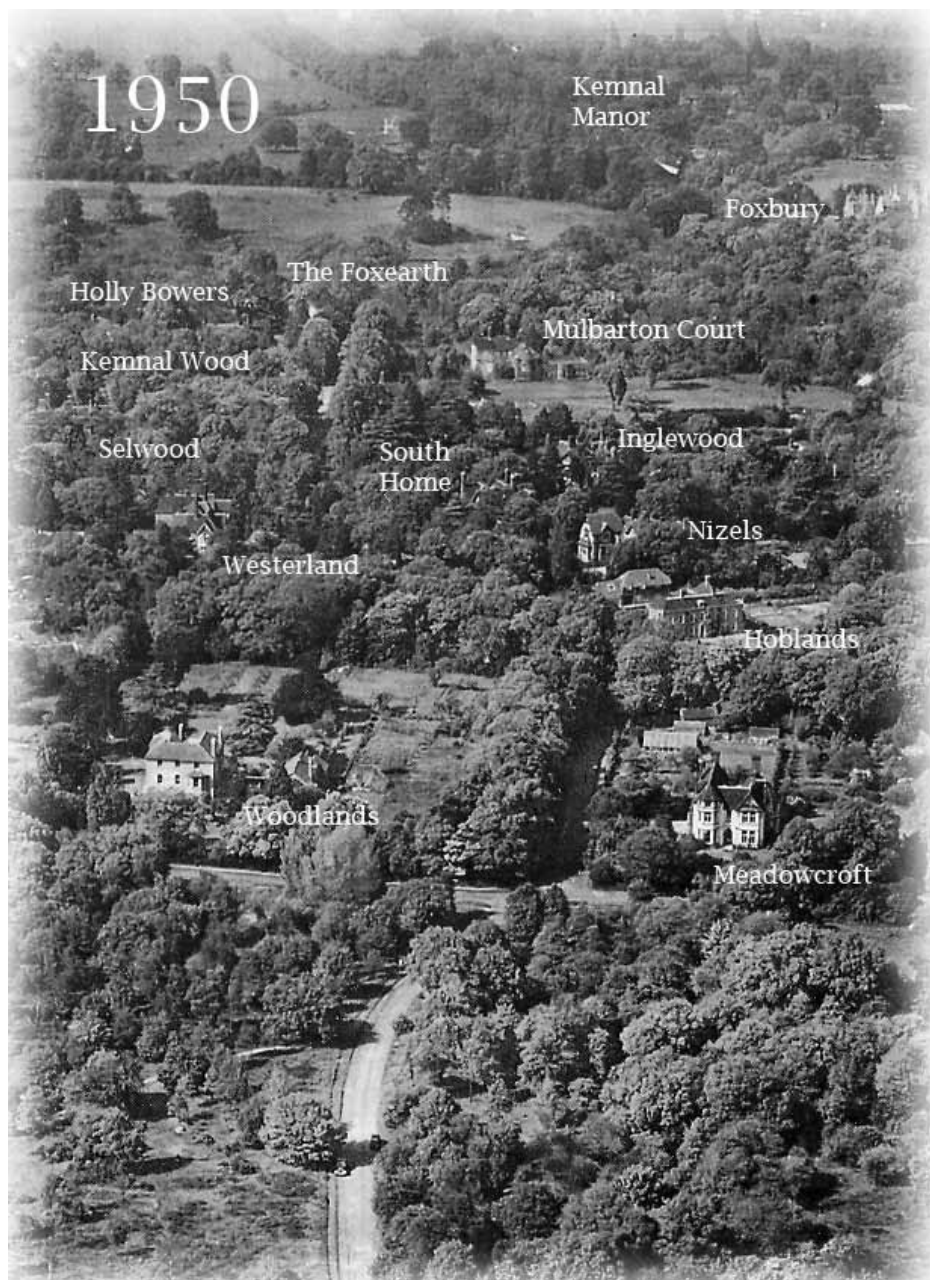
There are more changes by 1939. Wyvelsfield is now Mulbarton Court, which has been extended to include a nursery. It has acquired more land, and demolished Kemnal Warren. The Foxearth has replaced Woodheath Cottage, and it would appear that South Lodge has been extended. Hoblands has been rebuilt and the swimming pool behind has been built. Meadowcroft's drive is now on Kemnal Road. Woodlands has sold off a small pocket of land to the east.

This photograph was taken by a Luftwaffe reconnaissance plane in 1944. We can see that Mulbarton Court has already suffered bomb damage. Jean Percy remembers that when the sirens sounded the residents had to take refuge, and many stayed in the Chislehurst caves. Others had their own bomb shelters in their gardens.



*Reproduced
with thanks
to Promap*

Peter Hampton of Marlowe Close has kindly provided us with an aerial photograph taken about 1950. This is a part of the photograph showing Kemnal Road.





Much has changed since the war ended: Meadowcroft has gone, and Marlowe Close built, The former polo stables are separated from Hoblands, converted and named Woodheath, Nizels has divided into three residences, South Home has gone, replaced by flats, Casa Mia (later Columbine) has been built, Mulbarton Court has gone but not Barton, The stables at Holly Bowers are named Mapledene, and a new property, Forest Ridge, has been built where Eaton Court is today, Kemnal Wood is divided into three residences, Westerland house has gone, replaced by flats, All the lodges, stables and cottages have separate grounds from their houses, clearly sold off, Heathfield has been completed to the west, extending over land formerly part of Woodlands, which has now been renamed Liskeard Lodge.

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1974

The dramatic changes continued over the next 15 years:

Inglewood flats have been built, and Inglewood Cottage replaced the stables,

Kemnal Warren flats have been built, and Kemnal Lodge built,

Mulbarton Court flats have been built, and Mulbarton Cottage has been extended,

Holly Bowers has gone and Mapledene flats built,

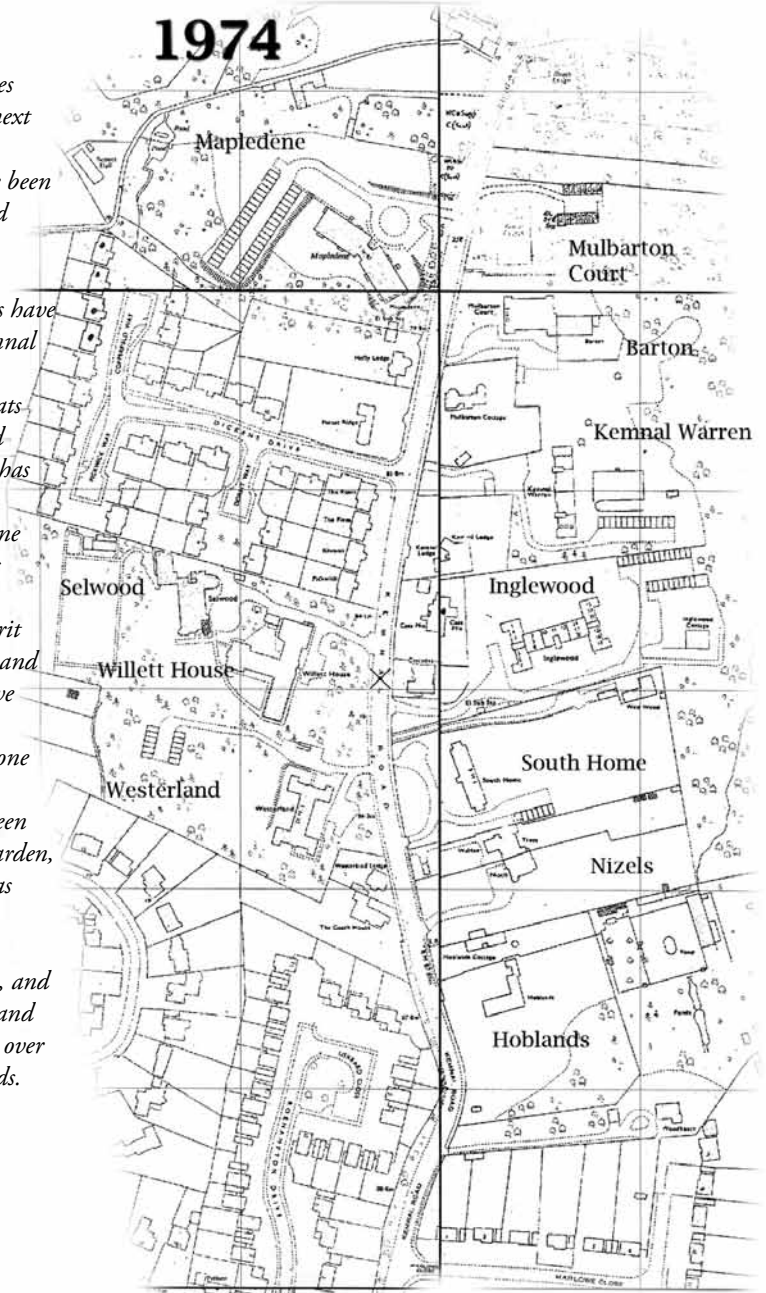
Dickens Drive, Dorrit Way, Pickwick Way and Copperfield Way have been built,

Kemnal Wood has gone without trace,

Willett House has been built in Selwood's garden,

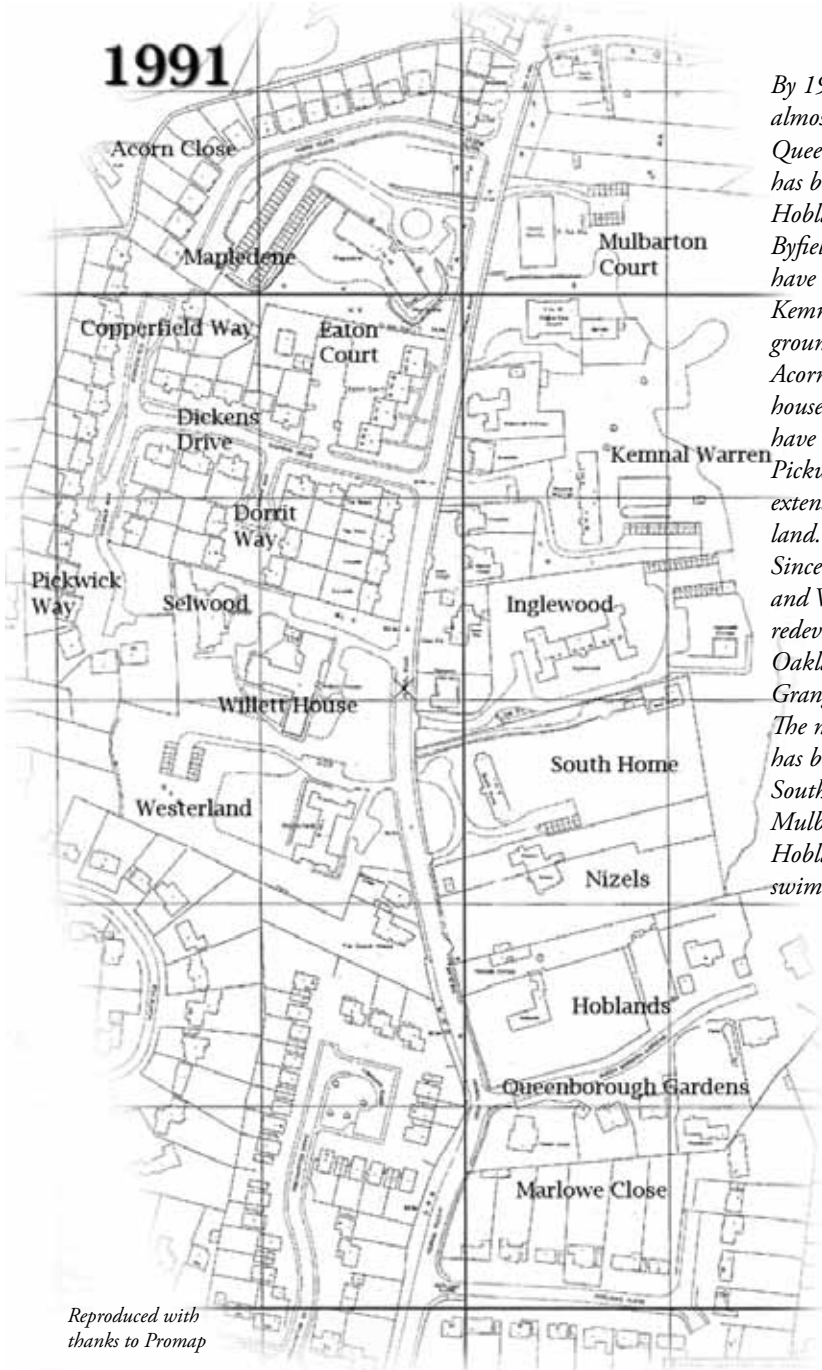
The Coach House has acquired land from Woodlands,

Woodlands has gone, and Roehampton Drive and Liskeard Close built over its remaining grounds.



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1991



By 1991 the story is almost up to date: Queenborough Gardens has been built behind Hoblands, Byfield and Avondale have been built in Kemnal Warren original grounds, Acorn Close and the three houses on Kemnal Road have been built, Pickwick Way has been extended onto Selwood land. Since 1991, South Home and Westerland have been redeveloped and renamed Oaklands and Worsley Grange, The new house, Piermont has been built between South Lodge and Mulbarton Court, and Hoblands has a new swimming pool.

Reproduced with thanks to Promap

THE ORIGINAL HOUSES IN KEMNAL ROAD

All the main houses were built by 1884. Of the buildings erected by then, only a few remain more or less intact: Nizels, Wild Wood, Mulbarton Cottage, South and North Lodges of Foxbury, Foxbury itself, Selwood, Westerland Lodge and The Coach House. Hoblands remains in its rebuilt form following a fire in 1913.

From the south-east corner northwards:

Meadowcroft. Built in 1874, it was originally owned by Sir Walter Murton. In 82 years it had only three owners. It was demolished and replaced by Marlowe Close in 1956.

Woodheath. This house was ravaged by fire in 1909, and again in 1913. It was then left unrestored until it was rebuilt in its present form in 1926, and renamed Hoblands, an ancient name attaching to this area. Its original grounds included Hoblands Cottage, which was originally the stables, but was demolished in 2010. Additional stables were built to the south in 1908. These were later developed into a house called Woodheath Cottage, recently demolished. Telson Lodge and Queenborough Gardens, built in the late 1980s also stand in the original gardens of Hoblands.

Nizels. An 1891 print of this house was displayed at the Royal Academy at the time. By 1909 the house was extended. Trees and Walden were created as separate households within the same building after 1950. The house is one of the few original main houses still standing. There is a massive wall on the northern boundary for which statutory listing was requested in 1995, but not granted.

South Home. Originally named The Hollies, the original house was demolished in 1958, and replaced by flats, also called South Home, which in turn were replaced by Oaklands in 2000. Its grounds included what is now Wild Wood, originally two homes for servants of South Home.

Inglewood. The house was built in 1881. We have photographs taken of the house in the 1930s. The house and gardener's cottage were replaced in 1963 by the existing block of flats and Inglewood Cottage. The original grounds of the house also include the modern houses Cascades and the recent Buxton Manor (replacing another modern house, Columbine).

Kemnal Warren. Originally called Homeleigh, the grand house and its grounds were acquired by the owner of Mulbarton Court (see Wyvelsfield, below) in about 1935 and the house was demolished, with its grounds incorporated into those of Mulbarton Court. The present block of flats were built on the same site in 1961. There are three newer houses standing in its original grounds, Kemnal Lodge (on the site of the original lodge to Kemnal Warren, and now substantially redeveloped), Little Byfield and Avondale.

Wyvelsfield. The name was changed to Mulbarton Court in 1920. This magnificent house was badly damaged by bombs in October 1940 and was demolished by 1958. The new Mulbarton Court was built on the site by 1960. Included in its original grounds are Mulbarton Cottage (formerly the Lodge), Barton, and, very recently, Piermont, which brings back to Kemnal Road some of the grandeur of the original houses.

Foxbury. The Tiarks family bought the grounds of Foxbury in 1874, moved into their new house in 1877 and lived in it for 60 years. There were two lodges and other properties within its boundaries, including Home Farm, and Bothy Cottages. In 1937 it was sold and used for various training purposes until it was re-acquired as a private residence in 2003.

Kemnal Manor. Kemnal Manor can be traced back to 1150. The last rebuilding of the house was completed by 1875. It was occupied as a private home up to the start of the Second World War, when it was taken over by the War Office. It was destroyed by fire in 1964, and any trace of the house has now disappeared. The house also had a number of cottages and two lodges in its grounds. Until recently the grounds were undeveloped, but at the time of writing, some of the land is being developed as a cemetery.

From the north-west corner southwards:

The Foxearth. Originally Woodheath Cottage was situated on the junction of Kemnal Road and Kemnal Lane. A new house was built in 1925 by the Tiarks family and renamed Francis Lodge. In 1940 its name was changed to The Foxearth.

Holly Bowers. Designed by George Lethbridge, this splendid house was set in very large grounds. The house was damaged during the Second World War but repaired in 1946. The stables were developed into a dwelling house around this time. The main house was demolished after a fire in 1964, to be replaced by Mapledene flats in 1966. Acorn Close, Eaton Court and three modern houses, The Marmot, Woodside and Jackdaws are all built in the original grounds. The north side of Dickens Drive and Copperfield Way are also within Holly Bowers' original grounds.

Kemnal Wood. This house, designed by George Somers Leigh Clarke, had a most unusual design. After the Second World War it was divided into three residences, and then demolished in 1972. Now the south side of Dickens Drive, Dorritt Way, part of Pickwick Way, and four neo-Georgian houses, Pickwick, Cherith, Middlemarch and The Roses, are built on the land.

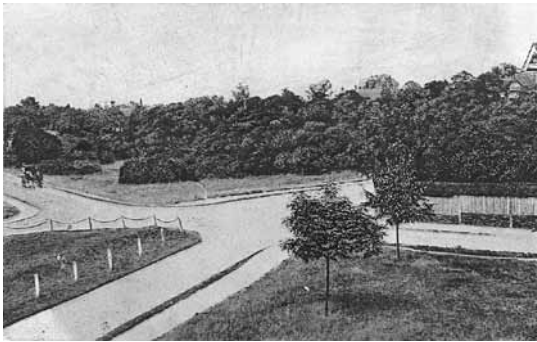
Selwood. First called Timara, the house bears a date of 1878 on a plaque on the west wall. Willett House was built in 1962 on Selwood land. In the 1980s Pickwick Way was extended into the western end of the original grounds, reducing its gardens even further, but the original house remains.

Westerland. Built in 1876 and originally called South Laund, the house was renamed Westerland in 1930. It was demolished in 1957, and replaced with flats also called Westerland. These were in turn demolished and replaced by the present Worsley Grange in 2003. Westerland Lodge and the stables, now The Coach House, were originally in its grounds. The gardens of The Coach House include a strip of land formerly part of the grounds of Woodlands on Ashfield Lane.

Woodlands. The house on the south-west corner of Kemnal Road, fronting onto Ashfield Lane, was built in 1871. This house and its grounds never had any access onto Kemnal Road, but we include details here for completeness. The house was owned until 1923 by the Webster family and was acquired by the Church Missionary Society after 1945, who used

it as a training school and renamed it Liskeard Lodge. It was sold for development in the 1960s and Roehampton Drive and Liskeard Close were built on the site. Cottages to the west, still standing, though much modified, were originally known as Webster's Cottages, and the pond which was on the corner of Kemnal Road and Ashfield Lane was known as Webster's pond.

A note on ownership: It would appear that a large number of the original houses were occupied by tenants, having been built speculatively by developers. This can be seen from information regarding the building where we have architectural details, and implied by the rapid turnover of occupants in some of the houses in the early years.



The two ends of Kemnal Road:

Left, at its junction with Bromley Lane (c1900)

Below, at its junction with the Maidstone Road (c1920)



This photograph, looking west, shows the Maidstone Road (now the A20) with the entrance drive to Kemnal Manor, just below Kemnal Road, bottom left; Felhampton Road, top left; Southwood, Larchwood, and Cadwallon Roads, top right; and Footscray Road (bottom right).

MEADOWCROFT

Meadowcroft was being built in 1874. Walter and Mary Murton moved in the following year. Walter describes the house in his memoirs:

'a pleasant house at the north corner of Chislehurst Common, with a fairly large garden and a few acres of land. The garden ended in a strip of wood parted by a fence from a wood of considerable size then entirely in its natural picturesque state. A private road ran through the wood from my house and is still a private road though a few houses of a considerable size have since been built on both sides of the road, so disposed, however, that a good deal of the wood is still preserved.'



The photograph of Webster's pond, now filled in and heavily overgrown, shows the house to the rear left, and the house can also be clearly seen in the aerial photograph on page 14. Meadowcroft was a large imposing Victorian mansion, and would have made quite an impact in that position.

The entrance to the grounds of Meadowcroft was originally from Ashfield Lane, as can be seen in the photograph, but some time after 1909 the access was changed to Kemnal Road, very close to where Marlowe Close meets Kemnal Road. The house was in 5.7 acres of land, and there may have been additional land of more than 3 acres to the east of the house, by Sturges Fields. In addition, Murton had purchased a small strip of land running on the west side of Kemnal Road, between his house and Woodlands, along the whole eastern boundary of that house. This strip still exists in its original state and is known now as the Amenity Strip. See page 144 for more details.

In the picture we can also see the roof of Fallowfield on Ashfield Lane and, on the left, the fence of Woodlands, in front of which a horse and cart have stopped.

Walter Murton was born in 1837 in Ashford. He was a lawyer, and in 1875 had just been appointed as Solicitor to the Board of Trade. He and his wife Mary had seven children. The

youngest, Constance, died in infancy in 1877, as did Arthur, born in 1864. Their eldest son, Walter Herbert, was born in 1862, and became a solicitor, following in his father's footsteps. Indeed he became a partner in his father's old law practice. Charles was born in 1866, and trained to be a solicitor, after taking a degree at University College Oxford. Ernest, the youngest son, was born in 1867, and after taking a degree at Trinity College, Cambridge, moved to Manchester taking up an apprenticeship. Their two surviving daughters, Edith Mary (called Edie), born in 1870, and Margaret Eleanor, born in 1872, were both described in later census returns as scholars.

Walter had a significant impact on Chislehurst, especially the preservation of the Commons. Fuller details of his life and activities are set out on page 144.

He sold his house in 1900, as he describes in his memoirs, so that he could start on his world travels. His wife had died in 1895, and he had retired from the Board of Trade. The younger Walter had moved to Manor Park in Chislehurst, living there with his brother, Charles, while the two sisters accompanied their father on his travels.

Sir Walter, as he had become, knighted for his services to the Board of Trade, sold the house to John Tyndale who was then 60, a solicitor from Yorkshire. John lived at Meadowcroft with his wife Charlotte who was four years his junior, born in 1844. John died in February 1906, but may have been ill for some time, since Charlotte is shown as the head of household in 1902, and she, rather than her husband, had become a trustee of the Amenity Strip in 1901. She remained at Meadowcroft until her death in February 1933. By then she had only one other person registered at her house, Herbert Cobbett, presumably her butler. This is surprising given the size of the house, but may reflect her financial situation. There are no indications of other family staying with her.

The third and last owner, Major Philip Margetson MC, acquired the house in 1934. He was a senior officer at Scotland Yard, and was later to become Assistant Commissioner of the Metropolitan Police. He also became a trustee of the Amenity Strip in 1938. He lived at the house until 1956, with his wife Diana and his three children. He restored the number of servants back to its original levels. For more details of his life, see page 146.

Shortly before he retired from the Metropolitan Police, he sold Meadowcroft for development for the sum of £13,000, and shortly afterwards the twenty houses in Marlowe Close were built on the site of the house and gardens.



*Meadowcroft in a
little more detail.*



A photograph taken in 1953 from Sturges Fields towards Woodbeath Cottage (see page 29). The interest here is that the fields on the left of the picture, and in the foreground, were part of Meadowcroft grounds. Houses in Marlowe Close were soon to be built on the ground to the left.

Domestic servants at Meadowcroft

The household arrangements were quite modest, judging by the number of domestic servants. There were three servants in residence in 1881, two sisters from Clare in Suffolk, Susannah Chrysell (cook) and Louisa (housemaid) (24 & 17), and a nurse, Eliza Surridge (30) from Essex.

In 1891 there were four servants, two housemaids, Mary Mills (29), from Stafford, and Edith Hazell (18), from Berkshire, a parlour-maid, Annie Smith (28), from Chieveley in Berkshire, and a kitchen-maid, Ida Gillman (17), from Rainham in Essex. No cook, and no nurse.

The Tyndale family had not increased the complement of servants by 1901. They also had three servants, Harriet Lockyer (45), the cook, from Twickenham, Minnie Bradley (34), the parlour-maid, from Chelsea, and Mary Tiffen (30), the housemaid, a local girl from Chislehurst.

In 1911, there are only two servants, Harriet Lockyer, still in residence as the cook, and Mary Farris, (38) housemaid, from Chislehurst.

The Margetson family initially had the same number of servants, though after the war they were reduced to having just one, Arthur Orr.

WOODHEATH (REBUILT AS HOBLANDS)

The first house here was Woodheath, built in just under 4 acres of grounds, about half of which (the south-east corner) was woodland. This was a Victorian house, as the photograph here shows, and it took its name from the woodland over which Kemnal Road was built.



Woodheath, from Kemnal Road, 1900

We do not know who designed the original house, but it is of interest that a design of a house called Woodheath was made by a local architect, Joseph Moye, who had designed Kemnal Warren and a number of other houses in Chislehurst. It may be that Moye proposed his design, but another architect was chosen, or that Moye was asked to submit a different design. A copy of the unsuccessful design is shown on page 34.

The original house appears to be less interesting than Moye's drawing. It was rebuilt in its present style after being destroyed by fire, and renamed Hoblands in 1925. A later resident, Sir Gerald Hurst KC, said of Hoblands: '*This "Georgian" House and its grounds are all a man could desire for a home. Even the antiquarian sense is pleased because the plot now known as Hoblands is so marked on medieval maps of this corner of Kent, while Hob is at least as old a name as Hengest and Horsa. Chislehurst, moreover, has retained the village touch in spite of the growth of London, and its bonapartist tradition touches it with the romance of history*'.

The first house was completed by 1877. Two sisters, Frances Lydia Gould, born in 1826, and Caroline, seven years her junior, were the first occupants, moving into the new house

The original Woodheath stood within 3.75 acres, and had a sweeping drive in front.

• On the ground floor were: a large entrance hall, dining room, drawing room, and morning room. In addition, the kitchen, scullery, and two pantries were on the ground floor at the rear of the building.

• The Cellars housed coal and wine cellars, larder and the furnace for heating the house.

• The first floor had five bedrooms, two dressing rooms, and a bathroom.

• The upper floor had four servants' bedrooms, and other storage space.

The gardens were laid out to lawn and wooded walks, and there was a kitchen garden and poultry run at the far east of the grounds.

The house was required to contribute £3 7s. each year to the upkeep of Kemnal Road, which was, as it remains now, a private road.

For more details, see page 179.

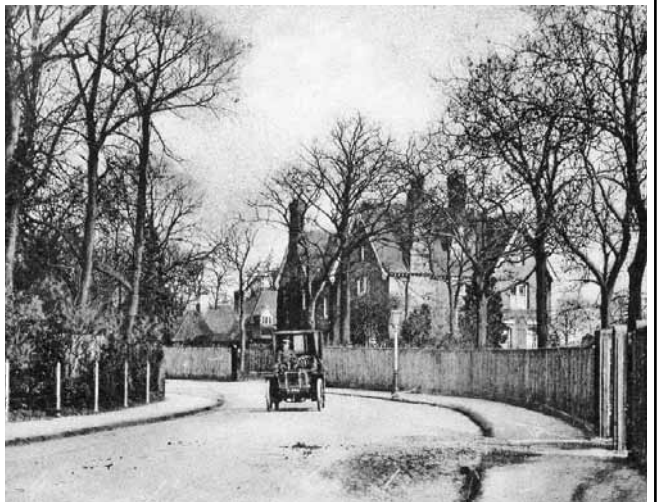
that year, and staying there for 22 years. They were from Middlesex, and described in the 1881 census return as living on their own means. There is no indication that they were or had been married. They had regular guests: two school teacher sisters stayed with them at the time of the 1881 census, Susan Lowder (59) and her sister Mary (57) from Bath, while in 1891 Mary McGill from Kensington, described in the census as a companion, was staying there. Curiously, the two sisters died within 6 weeks of each other. First, Caroline died at home on Ash Wednesday in February 1899, aged only 66, while her elder sister died at Hastings on Good Friday, aged 73. They are buried together in St Nicholas churchyard.

Woodheath was bought at auction by Frank Tiarks, the second son of Henry Tiarks of Foxbury (see page 163). In November 1899 Frank married Emmy Brödermann, a Hamburg born girl, and this was their first home. It was bought in July of that year at auction for £8,500, possibly as a wedding present from Frank's father. Frank's family was to live here until 1913. Their first son, Henry Frederic (named after his grandfather), was born here in 1900, Ramona in 1902, Edward in 1904, and twins, Myra and Peter, were born in May 1910.

In truth, the twins were not born at Woodheath, since in November 1909 there was a serious fire, called by the Bromley Record 'The Great Fire at Woodheath'. Frank was away from the house at the time, and fortunately his pregnant wife and three children were not harmed and were able to move into Foxbury. For the next eighteen months the family lived in London (at 32 Green Street, Mayfair), though they continued to spend much time at Foxbury.

The family moved back into the repaired house in May 1911, but not for long - there was another fire at the house two years later, in late June 1913. This time Frank did not repair

Frank Tiarks was one of the first people in Chislehurst to own a motor car, which he bought in May 1901. This 1906 postcard may show his car (or a later one), posed in front of Woodheath. We can see the stables, later Hoblands Cottage, in the background. Frank's motor car 'was a huge, open and very ugly affair, and the ladies sat in it with great veils round their heads for dust avoidance, for there were then no tarred roads outside London'. (McCall)



the old house, and it was to remain unoccupied, and in ruins (see photograph below, taken by Frank's son Henry in 1917), until 1925, when a completely new house was built. Frank continued to own the grounds and maintained the gardens, stables and swimming pool throughout these years. The Tiarks family at Foxbury and their friends also made regular use of the gardens, where there was a large colony of rabbits, played croquet on the lawns, and had swimming parties in the pool (see page 30) during the hot summer days. They also used the footpath through Woodheath gardens as a pleasant walk or drive home to Foxbury through the Homewood Farm and grounds, which Frank had purchased in 1914, and were incorporated into the Foxbury estate.

Frank lived at a number of different flats in London at different times, including Green Street, The Manor, Davies Street, Berkeley Square, Warwick Square in Belgravia, and Tite

GREAT FIRE AT CHISLEHURST

Extract from The Bromley Record, August 1913:

Not since the great fire at 'Woodheath' Kemnal-road, about three years ago, has such a disastrous conflagration broken out in Chislehurst as that which occurred in the early hours of June 29th, also at 'Woodheath', the residence of Mr F.C. Tiarks, who is one of the most popular residents in this district.

The upper part of this fine mansion was totally destroyed, and in addition an elaborate pavilion erected on one of the lawns for the grand ball that was to have been held during the Chislehurst Cricket Week was burned to the ground. The falling timber from the burning mansion set fire to the pavilion and from here the conflagration spread to the handsome billiard room which is also severely damaged.

The building covers an area of 150 ft by 50 ft and the official report states that the upper floor was burned out and practically the whole of the roof destroyed. One third of the first floor was severely damaged, the rest of the floor and the lower part of the building suffering considerably

from water. The billiard room was one which suffered most in this respect. The house was rendered quite uninhabitable.

The fire appears to have originated in the loft above Mrs Tiarks' room, the cause being unknown. The damage is covered by insurance. The damage is estimated at £15,000.



Street, Chelsea, and he moved to Warwick Square after the second fire. But he remained very much in the heart of Chislehurst. He and the family spent much of their time at Foxbury, where there was plenty of room for the family, and a warm welcome from Agnes, who doted on Frank's children, especially Henry. In 1915 Frank purchased Peter's Lodge in Holbrook Lane for use as their Chislehurst home, and in 1917 they had a new house built, Roycroft, in Wilderness Road, Chislehurst. Roycroft remained their home until Agnes Tiarks died in 1923, when Frank took ownership of Foxbury. At this point Frank owned five Chislehurst properties: Woodheath, Peter's Lodge, Roycroft, The Foxearth (formerly Woodheath Cottage, near Foxbury), and the huge Foxbury estate.

He now moved his family into Foxbury, installed his two unmarried sisters, Sophie and Agnes, who had lived with their mother at Foxbury, into Peter's Lodge, sold Roycroft, and finally sold Woodheath. He had separated off the polo stables and the swimming pool from Woodheath, and he retained them as part of his Foxbury estate. A roadway through this area served as a private route to Foxbury house. As a result the gardens of Woodheath were now somewhat reduced.

The new owner of Woodheath was Arthur Pelham Ford. In July 1925 he commissioned Fred Harrild, a relatively young architect, to design a new house to be built on the footprint of the old house. The new house was completed the following year, and was named Hoblands. There is still an area called Hobland Woods to the east of Kemnal Road, by the A20, though now much reduced in size by the extension of the road. Arthur had previously lived at Frogpool, which was close to Hobland Woods.

Arthur was a Chartered Accountant, based at 4, Old Jewry, in the City of London. These were the offices of Peat Marwick, where Arthur was most probably a partner. He lived at Hoblands with his wife, Elsie Elizabeth, for the next 11 years. She was born in 1882, and was five years younger than Arthur. Arthur became a Trustee of the Amenity Strip, but otherwise we know nothing of him, except that he is buried at St Nicholas churchyard, with his wife. She died first, on 29 August 1937, and he followed her only one month later, on 27 September. She was 55 years old, and he was 60. There is no indication in the register at St Nicholas as to what caused their near simultaneous deaths (in a bizarre similarity to the deaths of the Gould sisters).

Within a few months, in early 1938, the house was bought by a County Court Judge, His Honour Judge Gerald Hurst KC. He had been appointed to the Croydon and West Kent Circuit, and decided to base himself here in Chislehurst. We know a great deal about this interesting man, since he wrote two volumes of memoirs. You can read more about him on page 147. He and his wife Margaret lived at Hoblands during the war years, until 1944. Two of their daughters lived with them for a while.



Gerald Hurst
© National Portrait Gallery,
London

Their only son, Quentin, was killed early in the war (his name being inscribed on the Chislehurst War Memorial). One of the reasons for leaving Hoblands was that Margaret was increasingly affected by arthritis, and the shortage of domestic servants made the running of the large house too difficult for them. Gerald and his wife therefore moved to 15 Church Row in 1944, and later to Heatherbank, a private hotel on Summer Hill. His memoirs reveal that while he lived in Hoblands he was acutely conscious of the state of the war, not least since their son had been killed while they were living there: *'I never dreamed that I should live to watch overhead from my own doorstep some of the decisive air combats which constitute the Battle of Britain.'* Later he comments *'I look southwards from my windows at Hoblands at the encircling woods across a bright garden and a green spinney, all utterly quiet except...when I occasionally hear the tramp of soldiery'*. Gerald and his wife are buried in St Nicholas churchyard.

After the Hursts moved to Church Row, Colonel Dudley-Cooke and his wife Lily lived at Hoblands for not much more than one year, followed by Joseph and Amy Scratcherd who lived there until Henry and Mona Cox moved into Hoblands in 1953. Their daughter, Rosemary Cox, described Hoblands as the perfect house, and has provided notes on her time at the house (see page 32).

Leonard Gilbert and his wife Nancy bought the house in 1958. Mr Gilbert was to be a Trustee of the Amenity Strip though, again, we know nothing else about him at this stage.

By 1966 Cyril Hugh Kinder had bought the house. He was to remain in the house with his wife Audrey for 21 years until 1987, when he retired as a Consultant Urologist at Guy's Hospital, and moved to North Norfolk. We have more details on Hugh, including a photograph, on page 148. Before he sold the house to the present owners, Hugh sold off a large piece of Hoblands' land to Crest Homes. They combined this with land they bought from Peter Harding, and built Telson Lodge and Queenborough Gardens, all of which is on land once belonging to Hoblands.

HOBLANDS COTTAGE

Hoblands Cottage was originally built as the stables for Woodheath on the north side of the house. It had living accommodation and in 1881 Henry Holden (57), a coachman from Kingston, Surrey, was living here with his wife, Anne, two years older than him, from Middlesex. Ten years later, 36 year old Harry Fisher was living here with his wife Emma, then aged 39. He was from Essex, and she was from Wisbeach in Cambridgeshire. They had two sons, Harry, born in 1878, and Major, born in 1881 (10), both described as scholars.



Hoblands Cottage in 1953

In the 1901 census the same property was described as a lodge. It was a gardener and not a coachman who then lived here. Ernest Heald, born in 1878, was the head of the small three-roomed household, with his wife of the same age. He was from Nottinghamshire, and she was from Kent. We have no further information about the occupants until 1934, when Frederick Warner is identified in Kelly's Directory as the head of the household. He was still there in 1940, but it is not clear if at this stage the Cottage was separated from the main house, or whether Frederick was an employee. By 1945 he had left, and Ernest and Hilda Howard had moved in. They stayed there for four years. James and Lilian Binfield also stayed there for a short time, leaving by 1951. Photographs taken in 1953, of which one is reproduced here, show a rather dilapidated building. This was later extended on the west side, but there are enough features in and around the building, for example the brick bower, to make it recognisable as Hoblands Cottage.

After 1956, the property was developed into a comfortable home, and named Hoblands Cottage. Charles Dunn had moved in with his wife Elsie (Nita) in 1956. When Peter Harding bought the land behind Hoblands (see below), a strip of land between Hoblands and the sunken garden were sold to Charles Dunn. Charles was well known in the local community. He was one of the founding members of the Kemnal Residents' Association, a Trustee of the Amenity Strip, and for many years was a member of the Executive Committee of the Chislehurst Society. Charles died in 1995 and his wife died in 2009, after which the house was purchased, demolished and is being replaced by a modern home, designed in a style sympathetic with the original.

WOODHEATH COTTAGE

In 1908 Frank Tiarks had a stable block built on the southern boundary of his house, where it met Meadowcroft. The stables were designed by EJ May, the local architect, who also designed Foxearth, and Webbington House in Axminster for the Tiarks family. These

second stables were built to house his polo ponies, which he exercised in Sturges Fields and on the adjoining Homewood Estate. Frank was a keen polo player, and held regular polo tournaments at Foxbury (see page 59). The stables had also been used as a home for employees at Foxbury. Mr Anderson, the estate electrician, lived here for a time, but they were in a derelict state when Peter and Sheila Harding bought the stables after their wedding in 1952. (See page 150 for more details on Mr Harding's life). Photographs taken in 1951 show how dilapidated the stables were, but Mr and Mrs



Woodheath Cottage 1951

Harding converted them into the lovely cottage that until recently survived, surrounded by

the newer houses of Queenborough Gardens. It has now been demolished.

However dilapidated the stables were, it does appear that they were occupied; Kenneth and Hilda Tadman lived here through the war years. Arthur Battle also refers to an inhabited property at the time he was writing about (around 1920). He refers to this as the gamekeeper's cottage, which, he says, was near to the main house. It is likely that he was referring to these stables. The smaller building which can be seen in the map of 1939, but of which there is no trace today, was probably the filter room for Foxbury's streams and lakes.

The original entrance to the polo stables was along the boundary with Meadowcroft, which can be seen in the photograph on page 25. Mr and Mrs Harding also bought a large area of the original gardens of Hoblands, then owned by Foxbury Estates Ltd. This included a sunken garden, an indoor swimming pool (see below), and ponds. Mr Harding and his family cleared the old gardens, and one of Peter's sons recalls what a wonderful playground it was for growing boys. Eventually, however, it was difficult to maintain such a large area, and the land was sold for development. Queenborough Gardens was built on the site, with Woodheath Cottage at its centre. However, after Mrs Harding left the house, it was purchased for development, and is being replaced by a large house with much less character, but probably greater financial value.

THE SWIMMING POOL

In 1911, Frank Tiarks built Chislehurst's first indoor swimming pool in the gardens of Woodheath. It was built while Woodheath itself was being restored after the first fire in 1909, and was designed by Maurice Webb, son of Sir Aston Webb, designer of Admiralty Arch, much of The Mall, and Easdens in Bull Lane here in Chislehurst.



The building housing the pool, somewhat dilapidated, 1953 not today be easily identified as housing a swimming pool; there are no side windows to the building. Instead all the light came from skylights. The building stood behind a sunken garden, which had a statue as its central feature.

Frank continued to use the pool until he sold Foxbury, and for a while the pool fell into disuse. The pool was opened up again by Peter Harding some twenty years later when he

was clearing the land he had bought from Foxbury Estates. By the time that Peter Harding investigated it, the pool had been used for the growing of mushrooms.

Mr Harding managed to restore the pool, though not the heating arrangements, and held a number of swimming parties for his children and their friends. The garden was also cleared, though not fully restored, by Peter.

Sadly, the pool was demolished when Queenborough Gardens was built.



Inside the swimming pool



In use again - a swimming party c.1970



Gladys Goemans (wife of Foxbury's land agent) outside the pool c.1940 (see page 83)

HOBLANDS - MEMORIES OF A FORMER RESIDENT

The house was known as Hoblands at the time we lived there. It had a magnificent terrace and pond, which together with the house and rose garden were raised above the level of the tennis / croquet lawn / giant rhododendron sweep bordering the lawn, woodland and stream (closest to Woodheath Cottage), more rose gardens and walled vegetable garden. A newly constructed fence separated the vegetable garden with its fine oak tree from the sunken garden and swimming pool. A distinctive feature about Hoblands and its land was the amount of detailed brickwork—terrace walls along two sides of the house, the lily pond, and magnolia grandiflora up the side of the house, the steps in the garden - all of which from memory were the same kind of brick as the sunken garden over the fence in Peter Harding's garden and the swimming pool. Probably this type of brickwork appears elsewhere on the Foxbury Estate. From memory there was a pavilion in the Dunn's garden built of the same brickwork; and which you can see in one of the photos of Woodheath (when burnt down). Incidentally it was our family which added the extra door in the corner of the L shape of the house.

Peter Harding was already in residence in Woodheath cottage. In the following couple of years he started clearing around the pool. He drilled a couple of large holes in the swimming pool roof, which let in more light. He filled the pool. We swam in its very cold but delightful waters. My father swung on a trapeze above the water! The Dunns moved into Hoblands Cottage some time after us, and I recall my father building a brick wall (still there) to close off the link between Hoblands and the Cottage.

With regard to domestic help, we had a part time gardener, named Fletcher. Mrs Townsend was a daily help who came from Mottingham each day 9am—1pm. I have a photo of her in front of the house (see below)! We also had a sewing lady who visited us once a fortnight, Miss Welstead, who lived in the row of cottages next door to the Ramblers Rest. I believe that both Miss Welstead and Mrs Townsend continued to work with us when we returned from Lancashire in 1963 until 1975.



Kemnal Road at the time was in poor repair with many potholes. It was a lonely road, and as children we did not walk down the road at night, only up it to the crossroads. I was a day girl at Farringtons Junior School at the time, so that was easy.

Memories that stick in the mind are: the big effort to clear the vegetable garden with the help of Fletcher when we moved in; endless days as a child playing croquet, playing in the woods (which seemed big for a child); wishing that the sunken garden and pool had not been sold off as we loved the detail with which both had been built. They were real treasures — what a pity they were knocked down for development. Climbing over the fence into Peter

Harding's property to explore; the wonderful parties Mummy and Daddy held on the terrace in the summer; and our own parties in the cellar and in the drawing room at Hoblands with Mr Mombrum (who was a single act, drummer, percussion, music 1950s type disc jockey) who over the Christmas period provided the music for tens of dances!

Hoblands was a perfect house and I'm sure all those of us who lived there felt the same.

My father, (Henry) Peter Berridge Cox, was a chartered accountant by profession and involved in the financing of ships. He was also a Councillor in the early 1950s. Like the whole family, he loved Hoblands. He would garden from 5.00 am in the summer before he went to London and he devised a fountain for the Lily Pond. My sister went to school at Cheltenham Ladies College, as I did after attending Farringtons School for five years. My twin brother went to Breaside and then Carn Brea Preparatory School before going to Uppingham. Mummy and Daddy met at Heatherbank in 1939, and were married at St Nicholas Church where we, the twins, were christened in 1946. Daddy's father, a naval captain, Henry Cox, lived with his wife Millicent at 'Long Hope' (today named 'Garth') in Camden Park Road from 1939-40 for some ten years.



Henry Cox in 1954

Val Yorke.



Mona Cox with Hoblands behind



A plan for Woodheath by JS Moye. Why was this not accepted?

Domestic servants at Woodheath

At the time of the census in 1881, there were four servants at the house, Thomas Arnold, the butler (49) from Hertford, Sarah Arnold (39) the cook from Norfolk, Sarah Smith (41) a maid servant from Norfolk, and Elizabeth Adams (26), a Chislehurst woman who was the kitchen-maid.

Thomas and Sarah Arnold were still together at Woodheath in 1891, so it would seem they were married. There were three more servants: two maids, Annie Neck (48) from Devon, and Grace Peek (24) from Hoo, in Kent, and finally Hannah Grant (26), the housemaid, from North Newington, Oxfordshire.

The Tiarks had at least five servants in 1901. Five were noted at the time of the census. Three were from Germany, Maria (32) the cook, Dora (23) a housemaid, and Katchen (25) a maid. The parlour-maid Ethel Adams (29) was from Gloucestershire, and Minnie Warren (29) was a Nurse, from Bucks.

In 1911, the Tiarks were living in London, and the house was empty, being repaired after the first fire. Among the many servants in their 27 room apartment was a ladies maid, Maria Buls, who had been with Emmy since she came to England. See page 165 for information on Maria Buls' violent death.

NIZELS

Building News published this print of Nizels in 1891, with the following commentary: *'This house - "The Nizels" - stands in a well-wooded site near Chislehurst in Kent. Externally the walls are faced with red bricks from the Dunton-green Works, the half timbering in the gables, &c., being backed up with brickwork and the panels rendered in cement. The roofs are covered with pressed brown Broseley tiles. The staircase is of oak, as are several of the specially-designed chimneypieces and over mantels. The ceilings of the reception-rooms are divided into panels with wooden moulded ribs, the floors being of oak parquet. Mr Julius Sax fitted the electric bells. The work was carried out under the direction of the architect, Mr Joseph Buxton, ARIBA. Our illustration is taken from the drawing exhibited this year at the Royal Academy'.*

This striking house was first occupied in 1882. It was built in the middle of grounds of some 1.7 acres.

Nizels was a modest house for Kemnal Road, in similar style to Inglewood. Indeed both were built by William Buxton. It had no lodge, and no stables: Tom Bushell notes that Travers Hawes stabled his carriage and horses in stables behind Church Row. Sometime between 1897 and 1909 the north part of the house was extended, creating space for a billiard room.

The first resident of Nizels was Alexander Travers Hawes. He was born in 1852, and was a solicitor, with offices at 117 Cannon Street in the City of London. He married Catherine Beatrice Honey in 1874. Catherine was the daughter of Henry Honey, a Cornishman who moved to live in Wylvelfield in Kemnal Road a few years later (see page 54). Travers



and Catherine had five children: Edward, born in 1875, Kathleen (1877), Henry Gurney (1878), Margaret (known as Maggie, 1881), and Gwendoline (1890). Catherine fell ill after the birth of Gwendoline, and after a long illness died in March 1891. She is buried in St Nicholas churchyard. Traver's mother, Anna Hawes, came to live with the family for a while after Catherine's death.

In June 1899, Travers married again. His new wife Ada Lucy Court was from Dover, and eleven years younger than him, born in 1863. They married at the Parish Church in Nutfield, Kent, and Ada's younger sisters, Evelyn and Lilian, were bridesmaids. Her uncle, Tom Nickells, gave her away as her father had recently died. She was the second of nine children born to Percy Court and Fanny Quihampton. Percy was a distinguished citizen of Dover, elected mayor twice, and a Colonel of the 1st Cinque Ports Volunteer Artillery. We know that Travers and Ada had at least two children together, their daughter Nancy, who was born in 1900, and Roderick, in 1905.

Travers was very active in local matters, and was Chairman of the Chislehurst Conservators from 1889 to 1896. His name is still to be seen appended to the byelaws of the Commons, which are displayed at many points on the Commons. He was also one of the first Parish Councillors of Chislehurst, and served as chairman in 1898-1899, and one of the original subscribers to Webb's History of Chislehurst. Travers, Walter Murton (Meadowcroft), and Nettleton Balme (Inglewood) were all involved in the same local bodies. In particular they were instrumental in gaining the Act of Parliament that regulated the use of the Commons. There must have been many meetings between them at their neighbouring houses during

Domestic servants at Nizels

The household had a complement of seven servants, whose details we can get from the census returns.

In 1891, John Bland (33) was the butler/manservant from Oxford. There were two housemaids, Emma Crane (23) from Orpington, and Emily Stevens (29) from Oxfordshire. Effie Chislett (40) was the cook; she was from Somerset. A Hackney girl was kitchen-maid – Lilly Garrard (22). There was also a nurse, Hannah Coles (21), and the seventh servant was Janet Tyler (43) from London; we don't know what her role was.

None of these servants remained in 1901. By then, Richard Jackson was the butler. Aged 43, he was born in France. Kate Gosburn (31) was a cook from Staffordshire. Ellen Anderson (25) was a Nurse from Scotland, and Amelia Addington (27) was a Maid from Norfolk. Two Housemaids, Lucy Williams (36) from Herts, and Jane Whittington from Sussex, and a Bickley-born kitchen-maid, Minnie Sampson (19), made up the rest of the household.

By 1911, all the servants had changed again, and this time there was no butler. The six servants (none of them described more specifically as to their roles) were: Sarah Crane (22), from Laxfield, Suffolk; Marion Burt (40), Barnsbury, Middlesex; Emily Morse (48), London; Margaret Findlay (32), Wick; Emily Watson (18), Dunton Green, Kent; and Maud Fenn, (32), Hammersmith.

these busy years. Travers' grandfather was co-founder of the Royal Humane Society, and Travers became Chairman, as did Roderick, his youngest son.

Travers continued to live at Nizels until his death in May 1924, at the age of 73, when his estate was valued at £91,725. He is buried in the churchyard of St Nicholas in the same plot as his first wife. His widow Ada stayed at Nizels until her death some 15 years later, in July 1939, when she was 76. She had lived there for 40 years. She is buried in the same plot as her husband. They had become well known in Chislehurst. Ada was Dame President of the local Primrose League (an organisation for spreading Conservative principles). Bushell notes that she was asked to plant the commemorative oak for the Coronation of George V in June 1911. The oak can still be seen opposite the war memorial.

Four of their children are also buried at St Nicholas churchyard. Edward, who had died in Hyeres in 1902, Kathleen who died in 1913, aged 37, and Henry Gurney Travers Hawes, who died in 1934 aged 56. Gurney's wife, Marjory, is buried with them. Their headstone stands to the east of their parents'. Gwendoline had married Charles Balme who had been born at Kemnal Wood. Sadly, like her mother, she died young, aged only 39, in 1928. She is buried in St Nicholas churchyard under the name Beatrice Gwendoline Travers Balme, together with her husband, who died seven years later in 1935.

After Ada's death Nizels was bought by Kenneth Bilbrough as a retirement home for his brother Henry, who was about to retire as Bishop of Newcastle-upon-Tyne. Henry moved

HENRY BILBROUGH



Henry Bilbrough (left) with his father and brother Kenneth

Henry was a member of the wealthy Bilbrough family. Arthur Bilbrough had founded a marine insurance broker business in 1862. It was later to be named A. Bilbrough & Co Ltd, which it still is today. Arthur lived at Camden Court, Chislehurst (where Camden Close was built after his death in 1925), and his eldest son Kenneth, who succeeded him as head of the firm, lived at Elmstead Grange (now Babington House School).

Henry was born in 1867, and after attending school at Winchester, had taken a very different career and entered the church. He was ordained at Durham, appointed Canon of Durham in 1901, sub-dean of Liverpool in 1910 and Canon of Liverpool in 1911. He was consecrated Bishop of Dover in 1916, and Bishop of Newcastle-upon-Tyne in October 1927. He retired on 1 July 1941, after Winston

Churchill sought the approval of the King for his retirement, after which he moved back to Chislehurst, where his brother had purchased Nizels for him.

Henry died in November 1950, but is not buried in St Nicholas churchyard. His body is likely to have been returned to the Cathedral at Newcastle.

in following his retirement in July 1941. By 1945 he was still there, and had two other residents in the house, Jane Abernathy and Elsie Phipps. Were they lodgers or, more likely, servants looking after Henry? Henry died in 1950, and the two ladies moved out of the house shortly afterwards. (See panel on previous page for more on Henry.)

The house was then divided into three residences, Trees and Walden at the northern wing, with the southern half of the house retaining the original name. William and Hilda Cashford took up residence at Nizels next (their daughter Juliet has been mentioned by a number of former residents), but had gone by February 1956, when Charles Williams bought the house. He was to live here with his wife Lillian, until his death in June 1999. Lillian died the following year. Mr Williams was a trustee of the Amenity Strip. (See below for more on Charles.)

TREES AND WALDEN

The two apartments of Trees and Walden have had a number of occupants. Those at Trees included Reggie and Jean Hutchings and their two children from 1958 to 1967, and William and Ivy Smart, who lived there from 1967 to 1978. At Walden, Peter and Madge Waldram were resident there from 1958 to 1963, before they moved to Bath, and Howard and Margaret (Rita) Devereux, who were at Walden for 14 years from 1963 to 1977, with their two children.

CHARLES WILLIAMS

Charles and Lillian Williams moved into Nizels in February 1956. They had previously lived in Essex. Charles was 48 at the time, and Lillian 50. They had two daughters who moved with them, Eunice and Beryl. Eunice did not stay very long, and Beryl was at boarding school for much of the time.

Charles had started his own business designing, manufacturing and selling hand-crafted door handles and similar products. The business was based in Hackney. He travelled a great deal, selling his products overseas. Beryl recalls that she was able to join him and Lillian on many of these trips, going to places she otherwise would not have been able to visit.

Charles was something of a workaholic, but when he did have spare time at Nizels, he spent much of it in the large gardens, leaving the running of the house to his wife. He sold the business in 1975, and for the next 24 years, until his death at the age of 89, he lived happily at Nizels. Lillian died the following year.



THE GREAT WALL OF NIZELS

On the boundary between South Home and Nizels (now of course Trees and Walden), there is a very high wall, now almost wholly covered in ivy. The wall can just be seen from the road.

In 1995 The Chislehurst Society wrote to the Department of National Heritage asking them to consider whether the wall should be statutorily listed. We do not know if any reply was received, or any action followed the receipt of the letter.

'The Society requests you to inspect this massive brick wall with a view to making it Statutorily Listed. Approximately 25ft high, with stout buttresses topped with what appears to be fused blocks of charred bricks.

The main section on the north side contains a row of four false Roman Arches about 10ft high and 8 to 10 ft wide, each containing three bosses on which urns or plant containers may be stored. The side facing south shows the wall reducing in thickness about 12ft above ground level where it is about 2 ft thick.

Above the arches is a further row of similar arches but naturally without bosses for flower containers. Within each of these upper arches, however, there are five vertical piercings about 5 inches wide varying in length from about 5 ft at the centre, decreasing to conform with the shape of the arches. All but one of these slots have at some time been filled in but are still clearly visible as they are not filled in to the full thickness of the wall. Most of these details have been revealed only recently when much of the thick ivy covering the wall was cut away.

The Society has no knowledge of the history of this wall, but as Kemnal Road was developed late last century, it is probably 100 years or so old. We do not know why it was built so tall, but local rumour has it that at that time the neighbouring owners were the Bishop of Rochester on the north side and a very prominent local resident, Mr Travers Hawes, on the other side, who presumably did not care for each other¹.

The rough sketch attached herewith may help you to visualise this probably unique garden wall and persuade you to inspect and confirm the desirability of listing this extraordinarily interesting construction'

1 *We can find no evidence of any resident having been Bishop of Rochester.*

Nizels today



SOUTH HOME (ORIGINALLY THE HOLLIES, NOW REBUILT AS OAKLANDS)

The house, later named South Home, was originally called The Hollies. It was built by 1880. It stood at the western end of its grounds of just over 2 acres, and had a cottage at the rear of the grounds. We don't have clear pictures of the original house, so cannot confirm in what style it was designed, but Ann Kyne, who lived there as a child, believes it was similar in style to Woodheath. Its footprint shows that it was about the same size and shape as that house.



Oaklands today

The first occupant of the house was a Mr McLeod, who stayed there for less than a year until Margaret Davis, a

widow, born in 1816 in Islington, moved into the house in 1881. Her son Robert Thomas, born in 1850, and two daughters Sarah Ann, (1848) and Marian (1858), also lived with her. According to the 1881 census, the three children had all been born in different places around London, so the family had moved a great deal, at least around the time of their births. The family had left by 1885, when Edward Roche moved in. He in turn stayed until 1891, when the house became the home of Sir John Scott from Carlisle who renamed it South Home.

Sir John was 76 at the time, having been born in 1815, the year of Waterloo. He had retired from his work, and was described as 'living on his own means'. There was no family living with him at this time, although he did have four servants to look after him.

Sir John stayed at the house for eight years, and had moved on by 1899, when the house was occupied by Donald Campbell Shearer. He was 64 at the time, having been born in Thurso in Scotland in 1835. He had retired from being a Provisions Merchant, and was a Justice of the Peace. His 22 year old daughter, Barbara, was living with him. He stayed at the house until 1903, when James White took up residence with his wife Emma.

Arthur Battle, at the time he was delivering bread to Kemnal Road on a daily basis, recalls that the owner was a Dr White, a professor of Theology, but he gives no further information. In fact, James White was a solicitor (qualified as LLD), as was his son Harold, who was born in 1883. White and his wife stayed at South Home until at least 1937, when he would have been aged 79. After that date there is no reference to the family at the house.

When records resume in 1945 the house had been divided into five flats. Eventually, in 1958, the house was demolished, and replaced by twelve South Home flats. These were demolished in 2000 and the new Oaklands apartments were built.

WILD WOOD

There has always been another property in the north east corner of the grounds of South Home, at the rear of the house. Today this is called Wild Wood . There is no mention of it or of any residents in 1881, but in the census of 1891 there were two families living there in what Arthur Battle later refers to as 'two adjoining cottages'. In fact one was a gardener's cottage, and the other residence was a set of rooms above the stables.

The rooms in the stable loft were used by South Home's coachman. Charles Catlin, born in 1852 in Uxbridge, was resident here. His wife Betsy was three years his senior, from Cambridgeshire, and was 42 at the time of the census. They had five children with them; their two daughters, Annie, 14, born in Acton, and Bessie, 5, born in Finchley, and three sons, George, 13, and Charles, 11, both born in Pimlico, and Albert, 8, born in Notting Hill. Seven people living in four small rooms. Annie and George were both working at this time. Annie was described as a pupil/teacher, and George as an indoor assistant.

Edward Giles, born in 1865, was the next resident coachman. According to census information, he was from Hampshire, as was his wife, Harriet, two years his junior at 34. Their son Ernest was born in Mill Hill in 1890, and their nine year old daughter Lillie was born in Banstead, Surrey in 1893.

It is possible that the coachman's quarters were unoccupied for some time, but by 1904 Alfred Chamberlain and his wife Margaret were living there with their four children. Alfred was the chauffeur. He was born in Twickenham in 1871. His wife was from Suffolk, one year younger than her husband. Dorothy, their eldest daughter (born 1898) was a dairy worker. Alfred, Herbert and George were all still at school in 1911.

The gardener's cottage was occupied in 1891 by John Fletcher, born in 1846, from Ledbury. He was a gardener, and lived with his wife Mary, aged 48 in 1891, from Whitchurch, and their two daughters, Mary, born in 1872 in Hendon, and by now a domestic servant, and Emma, born a year later in Barnet, who is described as an 'amanuensis'.

By 1901 the Fletcher family has gone, and Philip Hopkins, aged 39, and his family were in residence. He was a gardener from Oxfordshire, and his wife Emily, aged 33, is from St Albans. They had two daughters living with them, Ada, 13, and Edith, 10, both born in St Albans, and a son, William, aged only 4, born in Cricklewood.

The Hopkins family stayed, as far as we can see, until at least 1939. Their younger son, William, born after 1901, was with them, and when he married Ada in 1934, they stayed on in the flat. It is likely that Philip and Emily died around this time; they would have been almost 80 years old.

After the war two separate families lived in the property until about 1951; Karl and Mary Dukamp, and Charles and Kathleen Showell. When they left, Henry Baker moved to the flat, and stayed here until 1979. Cyril and Louise Gorman, and later, Arthur and Marjorie Wakeling lived in the cottage. Later still the property was converted into three flats, until at some stage after 1988 it was converted into a single residence, which it remains to this day.

ANN KYNE REMEMBERS SOUTH HOME

'I lived, with my mother and younger sister, in an apartment on the first floor of South Home when I was a young child, after the Second World War. I understood that South Home had been converted into apartments after the war, but the house was very much intact. I was told that it had been requisitioned during the war, for use by the army, but have no confirmation of this.

South Home was an imposing house, with an impressive semi-circular drive and a front garden that hid the road from view. If my memory is correct, the house was similar in design and materials to Woodheath, though probably not on quite so grand a scale. I don't remember it as being in any way mock-Tudor, like Nizels next door.

I recall a rather grand staircase, off to the left as one came through the front entrance, which, I believe, had a galleried landing. I remember my sister and I sitting crying on these wide stairs one day when my mother was late home and someone from the ground floor flat coming to comfort us. The many large windows made the apartment very light and I used to sit looking out over the garden.

The rooms were very large. Our bedroom was vast. My mother told me, possibly tongue-in-cheek, that it had been the ballroom, and I remember being frightened in the night because of its size.

There was a large bathroom on the second floor above the sitting room, with a huge old fashioned geyser at the end of the bath. One day, when workmen were busy in the bathroom, the ceiling collapsed onto the sitting room below just after my sister and I had gone from there into the kitchen.

The garden was very large, with many beautiful trees and shrubs including a striking bank of rhododendrons down the left-hand side. There was also a stream and woodland at the bottom, which backed onto fields. It was like having one's own private park. I noticed, when I visited, in about 1995, that the old garden had been divided between South Home, by then rebuilt as an ugly 1960s style block of wardened flats (where my grandmother ended her days), and what had once been the gardener's house behind (now Wild Wood).

Kemnal Road was very rural in those days, and there were a great number of children who played there and in the large gardens of the nearby houses. I went to Mead Road school, and remember being taken there by a lady called Jean, who had a withered arm and looked after my sister and me whilst my mother was at work. I never knew her surname. I was surprised to see how little changed the school was after so many years, and the same trees, which are an abiding memory, lining the street.



Kemnal Road and Chislehurst were special to me, and gave me a sense of place. I love space, tree lined streets and prefer rural to built locations. My memories are of the house and surrounding area being a little bit of heaven for a young girl and her friends, and when my family left, childhood was never the same again.'

Ann Kyne

*Ann and some
friends at
South Home
(right and
opposite)*



Domestic servants at South Home

There were four servants at the house at the time of the 1881 census, Jane Hull, who was then 70 years old, but still described as a Nurse servant, Mary Anne Cruse (37) from Wiltshire, parlour-maid, and two housemaids, Alice Mary Young (25) from Surrey, and Caroline Osborne (21) from Essex.

By 1891 the servants had all moved on, and there were four new servants, Ellen Lambden (59), the cook from Basingstoke, Emily Birmingham (33), the housemaid, from Farnham, Mary Lambden (30), the parlour-maid from Dummer, Hampshire, who must be Ellen's daughter, and Hessel Norris (24), the kitchen-maid, from Ashford.

The number of servants had fallen to three by 1901. Annie Tesserson (38) was from Perth, Scotland, with Rhoda Croucher (31) and Kate Eysbuck (20) both from Kent.

With the arrival of the White family, the number of servants rose to 5 by 1911. Marcia Willis was cook, aged 47 from London, Sarah March (25), parlour-maid from Buxted, Surrey, Florence Levey (25), housemaid from London, Edith Fletcher (21), housemaid from Stroud, and Annie Wright (17), kitchen-maid from Stepney.

INGLEWOOD

Inglewood was built by William Buxton on land of about 2.25 acres acquired from Earl Sydney's Estate and completed in 1882. The sale contract required that the outlay on the building of the house be not less than £3,000 (c.£150,000 in today's money¹). This appears to have been a common stipulation on land acquired from Earl Sydney's Estate, and applied also, for example, to South Laund.



Inglewood in the 1930s

A print of the house was reproduced in *The Architect Magazine* in July 1881 - see page 47 - with the following commentary: *'This residence, which is now approaching completion, has been erected from the designs of Mr. W. J. Buxton, ARIBA, of Great James Street, Bedford Row. It occupies a site of about two acres in extent, fronting Kemnal Road, Chislehurst. The house is simply, but substantially built, effect having been sought rather from a picturesque treatment than any lavish display of ornament. Red brick has been used for the exterior, diversified by the introduction of half-timbered work in the gables and bay windows. The interior has been treated*



The front of the house

in a more costly manner, the staircases and mantel-pieces, &c., being for the most part of oak and American walnut, from special designs by the architect. Parquetry floors have been introduced in all the principal rooms, and the ceilings are panelled in wood. Mosaic has been used for the floor of the porch, and hand-painted stained glass in the windows. The grounds, which are well wooded, have been laid out in a style suited to the building.'

Photographs provided by Jean Percy, who lived at the house

¹ According to the National Archives

for more than 20 years, show views of the grounds as well as the house. Jean makes a number of interesting observations about Mulbarton and Selwood, which can be found



Jean aged 10, and her dog, Bonzo

in the chapters on those houses. In relation to Inglewood, she recalls that 'the gardener's cottage was almost parallel to the cottage on the other side of the fence [she must mean what is now Wild Wood]. The ground floor was the garage, and there were stables for horses, I remember.'

Nettleton Balme, a wool broker and agent, was the first occupier, in 1883. He was born in Islington in 1856. His wife Eliza had been born in France in 1859, but was a British subject. They appear to have had at least six sons and one daughter,

though not all appear in the census returns. Their sons were: Nettleton, born in 1881, John, born in the following year in Surrey, followed by Edward, Archibald, Francis and George, all born in Chislehurst, in 1886, 1887, 1889 and 1893 respectively. The only daughter we are aware of was Annie, born in 1895.

We know a little about the family. Nettleton, the father, was very active in local matters, and was Chairman of the Parish Council from 1899 until his death in 1906, and he worked with Walter Murton and Travers Hawes to protect the Commons (see page 145). Nettleton junior went to Boarding School in Chislehurst, at Hornbrook House (see inset). John had been at Radley College in 1901. We know that John married a girl named Olive, but she died in 1916, when he would have been 34. She is buried in St Nicholas churchyard. At the time of the census in April 1901 Francis was at a private school in Folkestone and Annie and George were away in Westgate-on-Sea with their Nurse and two other servants, possibly following illness.

There were a number of early deaths in the family. First Nettleton junior died in 1898, when he was 17. Then Nettleton himself died in 1906 aged only 50. His youngest boy, George Hurst Nettleton Balme, died in 1914. All three are buried in the family

Hornbrook House

'Hornbrook House was a school for young gentlemen who were well grounded in the classics and mathematics and were prepared for public schools. Boarders were taken up to the age of fifteen years and were charged fifty to eight guineas per year'. (Battle)

It was situated at the very south of the High Street near the junction with Prince Imperial Road. It was later a hospital, and offices for the Red Cross. Its garden is now the large public car park.

At the time Nettleton junior was there, the headmaster was Hugh Vaughan Pears.

plot in St Nicholas churchyard. Finally, Edward died in action in Belgium in 1916. He had been awarded the Military Cross for gallantry in June that year. His name is on the war memorial at Chislehurst, and he is remembered on the family tomb.

The Balmes had moved out of Inglewood before Nettleton's death. In 1903, Percy Lord, a stockbroker, and his wife Florence were in residence at Inglewood; they were to remain there until 1935, when Cedric Paul Percy moved in with his wife Beatrice and their children, including Rita and Jean.

Jean now lives in Gloucestershire and she has provided us with the photographs of the house. She recalls that her grandmother thought that the house was a 'noble residence'. Jean's father was proud of his garden and '*used to give 2/6d to anyone who found a weed in the beautiful lawns*'. Cedric had a billiard table on the first floor of the house (unusually, because of the need for reinforced floors to take the weight), above the dining room. During the war '*Grenadier Guards from Wallings in West Chislehurst used to come and play, and my sisters and I did the scoring*'. Cedric and his family lived at Inglewood until he sold the house for redevelopment to J.M.Steel & Co in 1958. It was originally intended to split the house into three, as was done at Nizels and Kemnal Wood, but by 1963 the house had been demolished and replaced by the current building, with 21 apartments.



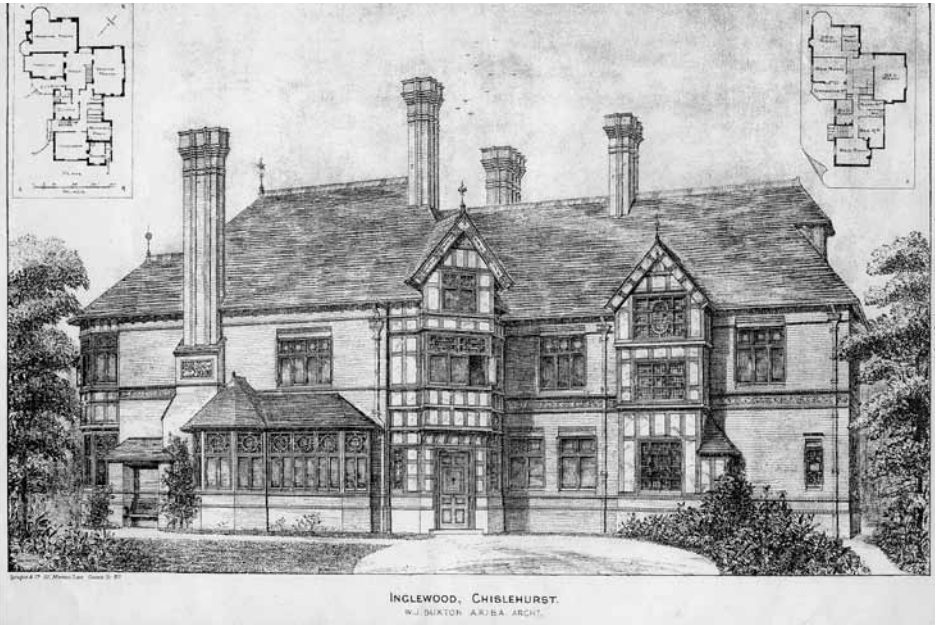
The north side of the house

INGLEWOOD COTTAGE

The 1897 map shows a building behind the main house. This was the gardener's lodge mentioned by Jean Percy. The census records that the lodge was occupied by the same family both in 1891 and 1901. Henry Scott from Ramsgate was 35 in 1891, and his wife Charlotte was 31. She was born in Chippenham. Their daughter Elsie and son Bertram were both born in Chislehurst in 1885 and 1887 respectively. By 1901 Elsie had left home. Another daughter, Gracie, had been born in 1894. The Redmill family were here in 1911. Henry was a Coachman from Woolwich, born in 1865. His wife Mary was from Sussex, and 20 year old daughter Edith still lived with them. A Groom, Wiliam Carr, aged 22 from Brighton, was lodging with them. The Westerbys, Hannah and John, were here for at least 16 years up to 1934. Joseph and Grace Barnes also stayed for a number of years, and most recently, Lillian and Anthony Clark were there for 10 years until the lodge was demolished. Inglewood Cottage replaced the lodge when the main house was demolished.

OTHER HOUSES

Two new houses have been built on original Inglewood land. Columbine (originally called Casa Mia) was built in 1966. Lavinia and Walter Hazell were the first occupants, and stayed until 1970. This house has now been demolished (2010), and a larger building, Buxton Manor, is replacing it. The new building is presumably named after the architect of Inglewood, but it is difficult to see why it is described as a 'manor'. In 1973, Cascades was built. Roger and Elsie Tostevin lived here for 13 years until they left in 1986. They owned a horse, and allowed a local girl, Connie Birchall from Willow Grove, to ride it. '*I used to ride their horse and cycled up and down Kemnal Road for most of my childhood*', she writes.



Inglewood: print from The Architect Magazine, July 1881



*East to the
gardener's
lodge*

*Looking
south along
the east face*



Domestic servants at Inglewood

There were 6 servants in 1891, Annie Rawlings (25) the cook, from Gloucester; Alice Johnson (28) the parlour-maid, from Clapham; Margaret Brown (22), the housemaid, from Orpington; and Lucy Brown (16) the kitchen-maid from St Mary's Cray, and two nurses, Emma Brown (24) from Orpington (probably Margaret's older sister) and Rose Campbell (20) from Lambeth.

By 1901, there had been a big reduction in the number of servants. There are only three, Rebecca May (40) from Bedfordshire; Caroline Pratt (23) from Hampshire; and Caroline Ditchbourne (20) from Lambeth.

In 1911, there were five: Margaret Harpwood (33) from Plumstead was parlour-maid, Annie Holland (36) from Chesham was simply described as Maid, Maud Hopkins (24) from Willesden was Cook, Margaret Dibley (26) from Sussex was housemaid, and Charlotte Edwards (22) from Cheltenham was kitchen-maid.

KEMNAL WARREN (FORMERLY HOMELEIGH)

Kemnal Warren has had a chequered history. It was built, occupied and named Homeleigh by 1880. It was a substantial house, indeed one of the largest in Kemnal Road, though originally the grounds were not so substantial. Between 1897 and 1909 the grounds were extended to the east, and then covered 2.75 acres. Behind the house the original glasshouse and stables were also extended. The house also had its own lodge in the south-western corner of the grounds, where the original entrance to the house can still be seen, recently refurbished as the entrance to the rebuilt house called Kemnal Lodge.



A print of the house is shown here, reproduced from *The Architect Magazine*. The architect was Joseph S Moye. Moye was a well-known architect who designed a number of other houses in Chislehurst, including his own, Fairview, in Southill Road, and the group of three houses to the east of Kemnal Road, Fairlight, Fallowfield and Sunnymead.

The Architect Magazine contains the following comments: 'We illustrate a residence in course of erection in the Kemnal Road by Mr Grover, from the designs and under the supervision of Mr Joseph S Moye, of Southwick Street, Hyde Park Square. The building is of Queen Anne character, somewhat freely but effectively treated. The whole of the exterior facings are in red brick; the door and window jambs throughout are rubbed and gauged, and BROWN'S pressed bricks are used in sunk panels, cornices and strings. The roof will be covered with Broseley tiles, and the ridges and finials will be of red terra-cotta of COOPER'S manufacture. The ground floor contains four handsome reception rooms, the floors of which will be laid in parquetry, with spacious outer and inner halls and all the necessary offices. The principal feature on the chamber floor is the picture gallery, forming the upper portion of the staircase hall. The staircase is lighted



Horace Nelson in his garden in 1914

by a large and handsome window, filled in with lead glazing by Mr ODELL.'

The first identified resident of Homeleigh is Mr W B Walker, who appears in records for the house in 1884. He would appear to have died in 1890, since in 1891 his wife is recorded as the householder, and she remained as such until 1898 when Henry East moved into the house. He was born in Weymouth in 1846, and his wife, Elizabeth, was born in the same year in Somerset. Their daughter Ida was born in London in 1877. Henry recorded that he had 'no occupation' in the census information of 1901. He subscribed £10 to the purchase of the Amenity Strip, but we know nothing else about him. Henry was to live at Homeleigh until 1907.

In 1907 two new names appeared at the house.

The new owner was one Horace Harrington Nelson. He was then aged 64, and a Fellow of the Royal Geographical Society. The house was renamed at the same time. Was the new name, Kemnal Warren, a reference to the number of rabbits in the grounds, or to the interior design of the house? The name was adopted again when the property was rebuilt, but we are running ahead of ourselves.

Horace was a banker. He was born in Bayswater in 1843, and probably moved to Hong Kong with his family in the 1850s. He appears to have been a director of Mercantile Bank Limited, one of the Hong Kong based banks that ultimately became the Hong Kong and Shanghai Bank. He returned to England at some stage in the early 1880s, and was involved in liquidations and administrations of companies. He had probably met Emma Rostron Macauley, his future wife, in Hong Kong. She was born there, a daughter of a Scottish father and Australian mother. She was 25 years his junior. They were married in St Mary's Kilburn in November 1887 and had three children, all of whom are likely to have lived with them at Kemnal Warren: Horace, born in 1889, John, born in 1892 and Marion, born in 1896. The Nelson family lived at the house for 23 years. Horace died in September 1930 at the grand age of 87. He is buried in St Nicholas churchyard, together with Emma, who died in June 1952, aged 83, and their daughter Marion, who died in 1986, aged 90. Marion is described on the headstone as a 'beloved daughter and family aunt'.



Emma Nelson 1914

After Horace Nelson's death the house was occupied by a Mrs Alice Morrison. The only information we have about her is from a report



Kemnal Warren 1920s

on an injunction sought against her by her neighbour at Mulbarton Court. According to the report, Mrs Morrison kept 81 dogs, 27 cats, 16 monkeys, 100 birds, a goat, (but not a rat) at the house. A report from the Manchester Guardian in June 1935 sets out the proceedings in the case against her (see page 52). Sufficient to say here that her stay at the house probably resulted in it requiring complete internal refurbishment, and the result of the case was probably enough to make Harold Molins want to destroy the house, which is what happened.

By 1939 the house had been bought by Harold Molins and demolished (though not its lodge), and the grounds were taken over by him. Jean Percy (Inglewood) wrote to us: *'Next door to Inglewood was Mulbarton Court which had such a huge garden that the owner, Mrs Molins, bought a bicycle to get round it'*. This was at first mystifying, but now makes sense.

Kemnal Warren's lodge remained in use as the entrance lodge to Mulbarton Court, whose drive now emerged onto Kemnal Road where Kemnal Lodge is today. For almost thirty years, two paddocks lay where the house had been, until in 1962, the apartments of modern-day Kemnal Warren were rebuilt on the site of the original house.

KEMNAL LODGE AND OTHER HOUSES

There were two other buildings in the original grounds of Homeleigh; the lodge, and the stables, which had rooms above. In 1891 Joseph Elvington was the lodgekeeper, but also the gardener to Homeleigh. He was 42 and from Rickmansworth. His wife was born nearby at Chorley Wood in 1852. They had no children with them in 1891. Meanwhile the stables were home to 49 year old George Blackford, from Sussex, and his wife Julia, 6 years his senior, having been born in 1836 in East Peckham in Kent. They lived at the stables with Julia their 24 year old daughter. Ten years later Clement Bolling was the gardener. He was 43. His wife was three years older than him, born in St. Neots in 1855. They had three young children, Victor, Ernest and baby Else, aged 6, 3, and 1, and all born in Chislehurst. They were succeeded by 26 year old George Barnes, a gardener, and his wife Fanny (34). George was born in Wimbourne, Dorset, and Fanny in Thetford and were living here in 1911.

The stables were inhabited by Ernest Cleaver, aged 36, from Buckinghamshire. Interestingly he is described as a kennel man, not a coachman. His wife Mary was 30, and their two children Ernest (10) and Rosa (4) were born in Marylebone. Ernest's younger brother Alfred was also living with them and described as the coachman. These two families stayed here until 1907, when Edward Brice and his wife Harriet moved here. He was a coachman. They had three children with them in 1911. The stables were demolished along with the house around 1936, by which time they were referred to as the garage. The last occupiers were Henry Probert and his wife Nora, from 1921 to 1930.

The lodge continued to be used after Kemnal Warren was demolished, and became the entrance lodge for Mulbarton Court. It was occupied until the war by a succession of people, the longest serving being Joseph and Maude Jordan from 1918 to 1924. It appears to have been rebuilt at the same time as Kemnal Warren, around 1962. The new lodge was considerably larger in size, and somewhat further from the road than the original. It took a square of the original grounds for its gardens. The first occupants of the rebuilt house were Peter and Jean Holloway. They named the new house 'Wits End'. When they left in 1966, the new owners thought that a more fitting name was needed, and Charles and Patricia Barden renamed it Kemnal Lodge. They were to stay at the house for 20 years.

In 1992, well after they had gone, part of the gardens were sold off and Froglets was built on the site. This house is now renamed Little Byfield. In 1977 Avondale was built. It lies within the original grounds of Kemnal Warren, although the site had earlier been acquired as part of the grounds of Mulbarton Cottage when it was separated from Mulbarton Court after the war.

Kemnal Lodge has recently been rebuilt once again. In 2010 a much larger house, closer to the road, and filling the width of its reduced site, was completed. It is now a much grander and stylish house, and we are fortunate that the name of the original modest dwelling on this site has been retained.



Kemnal Warren in winter

Domestic servants at Kemnal Warren

There were 6 servants in the house in 1881, Hannah Adderson (22) the kitchen-maid from Norfolk, Mary Brooker (32), the cook from Flintshire, Margaret MacKenzie (26), the parlour-maid from Aberdeenshire, Blanche Patey (24), the housemaid from Salcombe, Devon, Jane Robertson (25), a nurse also from Aberdeenshire, and James Watson (27), a coachman from Norfolk. Since there are no separate records of anyone living in the lodge in 1881, it is probable that James was living at the Lodge.

The East family had only four servants in 1901 - a cook, parlour-maid, and two housemaids: Susan White (32), Elizabeth Oliver (30), and two sisters, Margaret Bell (18) and Emmy (16). All four were from Northants.

In 1911, five servants are recorded in the census, Gertrude Tinson, aged 31, parlour-maid from Shropshire, Florence Lloyd (33), housemaid, from Southend, Lizzie Martin (34), Cook, and her daughter (?) Ethel Martin (16), kitchen-maid, both from Tonbridge, and Ellen Hoare (22), housemaid from Bermondsey.

MENAGERIE IN HOUSE

June 1935 – Report in the Manchester Guardian

Complaints of a nuisance caused by a number of monkeys, cats, dogs, and birds were made to Mr Justice Bennett in the Chancery Division when the Judge granted an injunction to Mr Harold Molins, of Mulbarton Court, Chislehurst, to restrain Mrs Alice McLaren Morrison, of Kemnal Warren, Chislehurst, from ‘creating a nuisance by keeping dogs, cats, monkeys, and birds to the annoyance of the plaintiff’.

Mr H BVaisey, KC, who appeared for Mr Molins, said there was no doubt that a nuisance was caused by animals and birds kept by Mrs Morrison.

Mr Justice Bennett asked why it was desired to ‘restrain’ birds.

Mr Vaisey: If your Lordship lived next to a cockatoo perhaps you would understand. (Laughter).

Mr Justice Bennett: There are thrushes and nightingales, whether you like it or not.

Mr Vaisey stated that there had been proceedings in the Bromley Police Court in regard to these animals, and since then there had been some mitigation of the nuisance by the removal of the larger dogs.

Mr Justice Bennett: Is the nuisance caused by the noise or smell?

Mr Vaisey: Both.

STOCKED WITH CAGES

Counsel added that the house, Kemnal Warren, and other houses in the vicinity were of the residential type and, according to the evidence, Mrs Morrison had chosen to treat her house as a menagerie on a large scale.

Mr Vaisey read an affidavit sworn by Mr Molins and produced photographs of certain rooms in the house which, said counsel, were ‘stocked with cages’.

Mr Justice Bennett: How many dogs are there?

Mr Vaisey replied that he thought about one hundred. Mrs Morrison, he added, also kept in the house cats, a goat, mice, guinea pigs, and other animals. The dogs kept Mr Molins awake at night, and by day they were an objectionable nuisance which had become intolerable.

Mr Vaisey said that when an inspector visited the premises he found 70 adult dogs, 11 puppies, 27 cats, 16 monkeys, 100 birds, one rat and one goat.

Mr Wynn Parry denied there was a rat.

‘I am prepared to admit that’ remarked Mr Vaisey amid laughter.

Mr Wynn Parry read an affidavit by Mrs Morrison in which she said she was one of the first to import Japanese spaniels to this country. She never kept animals for profit, trade, or business.

Mr Justice Bennett: The only point is whether there is a noise or smell. You cannot keep 50 dogs without there being a noise. How many dogs are there now?

SIXTY-SIX DOGS

Mr Wynn Parry: I am told there are three outside and 63 inside the house. He added that he would like the Judge to hear the whole of his evidence and submissions.

Mr Justice Bennett: It is no good wasting time talking about affection for dogs and other animals. The question is whether they make a noise or not, and whether they are a nuisance. 'I propose', added the Judge, 'to grant the injunction asked for in the motion, that is, to restrain the defendant from 'keeping or suffering any dogs and other animals or birds on the premises so as to occasion a nuisance to the plaintiff. You cannot keep a menagerie and make your neighbours' lives intolerable,' the Judge added.

Mr Wynn Parry: The question is, what is my client allowed to keep?

Mr Justice Bennett: Most people keep dogs and cats and they are no nuisance to their neighbours. Your client should never have taken that number of animals in the place, and the sooner they are away the better.

Mr Wynn Parry: I am asking for your Lordship's help.

'You will not get it from me', remarked Mr Justice Bennett, 'what you will get will be law. Your client has to behave herself as other people living in the same area have to behave.'

Mr Wynn Parry said the granting of the injunction would mean the removal of every animal.

'I cannot help that,' said Mr Justice Bennett. 'It is wholly unreasonable conduct, and I am finding against her on the evidence.' He granted the injunction asked for in the terms of the notice of motion, with costs.



*Kemnal
Warren from
the south,
when Horace
Nelson lived
here in the
1920s*

WYVELSFIELD (RENAMED AS MULBARTON COURT AND LATER REBUILT)



Wyvelsfeld was the original name of this most impressive house, which was built before 1881. The name is something of a mystery. We cannot find any local source for the name of the house, though there is a Wivelsfield village in East Sussex. The print opposite was featured in *The Building News* of January 1878. The house itself was very impressive, as the photographs below show. The details of the house are also contained in *Sales Particulars* from 1920 (see page 182).

Wyvelsfeld was one of the larger houses in Kemnal Road. Up to 1909 it sat in 2.23 acres of land in a triangular shape whose northern apex was at Foxbury South Lodge. Around 1930 the then owners acquired substantial amounts of land to the east and the south of its original boundary, so that the grounds covered some 15 acres, swallowing up Kemnal Warren, and the land behind Inglewood, South Home and Nizels, as well as some of the southern-most grounds to Foxbury. The first owner was Henry Honey who moved into Wyvelsfeld in 1878 with his wife Harriet Higgs. Henry was born in 1818 in Redruth, Cornwall, and described himself in the census return as a 'Manager and Director of Companies'. Harriet was from Leicester, where she had been born in 1822. One of their daughters, Catherine, had recently married Travers Hawes, and lived at Nizels, just down the road, and it is possible that the family moved here after visiting here there. Unfortunately Catherine died in 1891, after giving birth to a daughter.



At the time of the 1881 census their 33 year old married daughter, Harriet Eva, was staying with them together with her husband,



HOUSE AT CHISLEHURST COMMON
GEO. LETHBRIDGE ARCHT

Photo Engraved & Printed by James Agnew & Sons, London W.C.

Richard Welch (34), a solicitor who was born in York, and their two young children, Trafford Richard (3) and Winifred Eva (2), both born in Norwood. It is not clear how permanent the living arrangements were regarding the Welch family, but at the time of the next census in 1891, two grandchildren are there again, Trafford, now aged 13, and a new addition to the Welch family, Charles, born in 1883. There is a governess living at the house, presumably to teach the two boys, which does imply some permanence. Neither their parents nor their sister feature anywhere in the England census information for 1891, and we can only speculate on what might have happened, or where they might have gone. Henry looks as though he might have retired from his directorships, and describes himself as 'living on own means'. They had a visitor staying with them in 1891, Fanny Jackson, who was then 62, from Harriet's home town; she may have been Harriet's younger sister, and if so was probably there following her niece's death. In 1893 Henry and Harriet moved to Folkestone, and lived at 36 Castle Hill Avenue. They were still there in 1901, when Henry was 83.

Edwin Jones from Worcestershire moved into Wyvelsfield when Henry and his wife left. He was born in Worcestershire in 1834, and had been an ironmaster and a Justice of the Peace. His wife Jane was living with there with him. She was from Staffordshire, where she was born in 1830. They had moved from Hackney where they had lived with their daughter, who does not appear to have moved here with them. Edwin died aged 70 in 1904, and is buried



West Front



in St Nicholas churchyard. His wife lived on for a little time at the house, but in 1907 she died, aged 77, and was buried with her husband.

Mr William Henry Peckitt was the next resident, and stayed at the house until 1920, with his wife, Helen. He was born in 1870, in Deptford, and was a dealer in stamps. Arthur Battle refers to the owner at the time he was making bread deliveries in the road as 'Peckitts, the well known authority on stamps'. William purchased a number of famous collections, and retired a rich man in 1913, having sold his

business and collections to Stanley Gibbons in the Strand (where they still are, number 399). He had left Wyvelsfield by 1920, and died in 1934 at Monte Carlo, aged 64. Helen was from Southampton, born in 1866, and they had a son, Cyril, born in Blackheath in 1898.

Bernard Cuddon is the next resident. He bought the house for £10,500 (see page 182), and enlarged the grounds significantly. He took up residence in 1920, and stayed there for 13 years. It was Bernard who changed the name to Mulbarton Court, though why he should do this is not clear. The name Cuddon is an old Norfolk name, and Mulbarton is a village in East Norfolk, so there may be some connection, though Bernard was born in Hampstead in 1863. He married Margaret in 1899. She was 26 at the time, and had been born in Hanwell, Middlesex. Their son Bernard Eric was born in 1905 in Paddington. Margaret died in 1931 and is buried in St Mary's churchyard in Crown Lane. Bernard must have moved away after his wife's death, since there is no record of his death locally. Eric died in 1988, aged 83, in Ryedale in North Yorkshire.

In 1933 Harold Molins moved to Mulbarton Court with his wife, Cora. Harold was born in 1885 in Cuba, and was to become Chairman of Molins Machine Co Ltd, based in Deptford. More about him and his brother and the phenomenally successful cigarette wrapping business they built can be found on page 152. It was Cora and her bicycle to



A photograph taken from where Kemnal Warren used to be. Barton is on the right.

whom Jean Percy (of Inglewood) referred (see page 50).

The house was hit by German bombs in October 1940. The damage was so bad that the house was abandoned, and the Molins family moved to live in what is now Barton, which had avoided damage. Barton was an extension to the east side of the house, and it is said to have originally been a nursery. Harold and Cora were still living there in 1955, but had left by 1956, presumably when they sold Mulbarton Court for development. The present Mulbarton Court building, comprising 12 apartments, was finished in 1958, the year that Harold died, aged 73.



Drawing Room

Barton has remained as a separate home to the present date. From 1959 it was occupied by Leonard and Marjorie Van Raalte. Marjorie was still in the house 30 years later.

Piermont, a new house at the northern end of the original grounds of Wyvelsfield, was built in 2004, and brings back to this end of Kemnal Road some of the grandeur of its heyday.

MULBARTON COTTAGE

Mulbarton Cottage was the original lodge to Wyvelsfield, and was designed to reflect aspects of the main house, particularly the rounded bays. It doubled as a lodge and house of the head gardener. Originally it was much smaller than it is now, and had only one rounded extending room. The second one at the rear was added in the 1960s, and the southern extension is an even later addition, after 1974.

William Keep (37) was the gardener who lived at the lodge in 1881 with his wife Emily (34). He was from Streatham, and his wife was born in Greenwich. By 1891 George Hicks, a gardener from Dover, then aged 38, had moved in with his wife Mary (30) from Worcestershire, and three children, all described as scholars: Charles (13) and Alice (9) who were both born in Penge, and Frederick (6), born in Chislehurst. Ten years later Benjamin Brown (55) was living here. A gardener, he was from Carshalton. His wife Clarissa (57) had been born in Lincolnshire. They had two grown-up daughters living with them, both described as dressmakers: Clara (27) and Emily (26). They had been born in Hackney. Benjamin stayed at the lodge until 1910, when 33 year old William Eldridge, the Head Gardener, and his wife Elizabeth moved in. They had at least one son, William, born in Chislehurst in 1904, and they were to live at the lodge until 1953. The Lodge seems to



Lodge Entrance

have retentive powers; two later families have stayed for many years at the house. Leslie and Winifred Vaizey moved into the house in 1960, changed the name to Mulbarton Cottage, and stayed for 16 years. They were followed by the Skelsey family, Keith and Thelma, who were still at the Cottage in 1988.

COACHMAN'S LODGE

There was also a Coachman's lodge in the south-east corner of the original grounds. The head of the household in 1881 was a coachman, Samuel Mason, then aged 38, originally from Tunstead, Norfolk. With him lived his wife, Mary Ann, aged 36, from Fordham, Norfolk, and their son Elvin Samuel, aged 4, born in Paddington. They were still there in 1891, by which time Elvin had become a messenger at the Post Office. By 1901 they had moved on. Samuel was now the landlord of the Royal Oak Inn in Westerham, while Elvin was a clerk to a chemical company. All three are buried in St Nicholas churchyard, together with a daughter, Mary, who died in infancy in 1890. Samuel died in March 1916, aged 73, his son died later that year aged only 39, while Mary lived until March 1932, aged 87.

Louis Dean (53) from Middlesex was Samuel's replacement as coachman. In 1901 he was 53 years old and lived here with his wife Susan (51) from Suffolk, and their three children, born in Middlesex: Annie (22) a dressmaker; Alfred (17); and Bertie (13) a grocer's assistant. They stayed on until 1907. Chadwick and Beatrice Smith were living here by 1911. Chadwick was a Yorkshire man from Morley, and Beatrice was from Greenwich. He was the chauffeur to Mr Peckitt, but stayed on after Mr Peckitt left, and, it seems, until the property was demolished at the same time that Kemnal Warren was demolished.

Domestic servants at Wyvelsfield

The size of the house is indicated by its staff of eight servants in 1881, including a footman, Frank Richards (22) from Lancashire, and a 12 year old schoolgirl, Jessie Newman. The other servants are Matilda Cook (40) from Tottenham, Elizabeth Marchant (30) from Bethnal Green, Susan Edwards (29) from Gloucester, Ellen Bailey (29) from Salisbury, Annie Chilver (19) from Norfolk, and Elizabeth Bayley (27) from Hampshire.

By 1891 a governess has been added to the household complement, with seven other servants, three of whom were with them a decade earlier: Elizabeth Craig (24) from Scotland is the children's governess, Clara McKearn (54) from Cheltenham is the cook, Elizabeth Marchant (40) from Bethnal Green is still here as Harriet's ladies maid, Helena Cricland (24) from Fulham is the nurse, Matilda Cook (52) from Tottenham, and Ellen Bailey (39) from Wiltshire are the housemaids, and Kate Martin (23) from Sussex is the kitchen-maid.

The Jones family kept a slightly reduced staff of servants, with only five shown in the 1901 census: Alice Larter (29) from Suffolk, Emma Savage (31) from Cambridgeshire, Florence Dickinson (24) from Kings Lynn in Norfolk, Ethel Palmer (18) from Kent, and Sarah Darling (50) from Surrey, who is described as a needlewoman.

The Peckitts only had three servants at the house in 1911, a parlour-maid, housemaid and a Cook. They were Alice Carter (24), from Bexley in Kent, Martha Barnfield (33) from Bromley, and Annie Ellis (26) from Sidcup.

FOXBURY



Foxbury is the Chislehurst estate of the Tiarks family. Building of the house started in 1875 on Upper Broomfield within an estate of 57 acres of land acquired from the owner of Kemnal Manor, which stood to the north. It was completed in 1877, and is described in *The History of Chislehurst* as a ‘*fine mansion, beautifully situated on an eminence*’.

The main architect was David Brandon (whose name is on the watercolour shown above). He had been vice president of the Royal Institute of British Architects, and had won the RIBA silver medal in 1832 when he was only 19 years old.

The design of the house is a mixture of styles, probably picked from a design catalogue. The cost of the building was £22,000, and was carried out by a local firm, Hill, Higgs & Hill.

An article in *The Builder* in July 1881 described the house:

The mansion is erected upon an estate of sixty acres, on rising ground to the right of the Kemnal-road, Chislehurst. The external walls are built hollow, with Hassock stone rubble-work, faced on the outside with Kentish rag-stone laid in random courses, with a rock face, and lined on the inside with brickwork in cement. The masonry of the cornices, windows, doorways, &c., is of Combe-Down Bath stone, and the roofs are covered with Broseley tiles. The corridors throughout are of fire-proof construction, upon Fox & Barrett's principle. The principal rooms have been decorated with enriched panelled ceilings and characteristic high mantelpieces of oak, cedar, and walnut,



Foxbury in 1910, from Foxburrow Hill

inlaid with other woods, and the walls of the dining-room are lined with wood framing of pitch-pine.

The principal entrance is on the east side, through an enclosed porch, paved with marble mosaic executed by Messrs. Burke & Co., leading into the entrance-hall, which is separated from the corridors and principal staircase by arcades of Portland stone.

The principal staircase, which is 19ft. 6in. square and 27ft. high has a wainscot oak staircase of three flights, protected by balustrades of pierced strapwork, with large newels at the landings, surmounted by heraldic animals after the fashion of those at Hatfield House and other houses of similar date. The staircase windows are filled with grisailed glass, having armorial medallions in the centre of the lights, carried out by Messrs. Heaton, Butler & Bayne.

On the first floor, which is 11ft. high, there are eleven bedrooms and dressing rooms, with three bathrooms, the servants' bedrooms being arranged over the offices.

The basement-storey is appropriated for the heating apparatus, wine, beer, and coal cellars, icehouse, &c.

The approach-roads and gardens were laid out by Mr. Milner, and lodges are placed at the junction of the carriage-drives with the Kemnal-road. The stables and kitchen-garden, with gardener's cottage and extensive greenhouses, are arranged on ground to the north-east of the mansion.'

The building of the house was conceived when Samuel Asser bought the house and grounds of Kemnal Manor from New College Oxford in 1871. He carved out 57 acres of the grounds, created appropriate rights of way to enable the building of a large house, and offered the land for sale in 1874. At this time, many wealthy London merchants were building themselves



Foxbury from the east, showing the conservatory.

grand houses in the country near London, including the partners of J Henry Schröder & Co, one of the fast growing new merchant banks, whose success was based on the growth of international trade.

Henry Tiarks was at the time a young partner in Schröders, and was living with his family in Balham, South London. He jumped at the chance to build himself a large new house, and brought his 33 year old wife, Agnes, to Chislehurst in April 1874. She noted the visit in her diary: *'To Kemnal. Lovely woods and songbirds'*. Henry bought the land a few weeks later, on May 23rd, for around £20,000. It took a further year for the building of the house to start, on May 26 1875, when their eldest son, five year old Harry, laid the first stone. Nearly two years later, in April 1877, the house was handed over to their newly appointed housekeeper, and on June 14 Henry, Agnes and their six young children moved into the house.



The main entrance

With some understatement, Agnes noted *'Arrived at Foxbury at 6. Dinner at 7. Sat on the terrace. Tea in Billiard Room'*. The house was now to be home for a family of 13, a complement of 20 or so house servants, and a regular train of family, friends, guests and business associates, not to mention a menagerie of dogs, cats and birds. It was to remain the Tiarks' family home for another 60 years.

Agnes kept a diary throughout her life at Foxbury, and from her diaries we are able to create a sense of life at Foxbury up to her death in 1923, at the age of 83. She was renowned for her absent-mindedness, and even her obituary noted that *'her left hand knew not what her right hand did'*, so we need to take some of her recollections with that in mind.

THE YOUNG TIARKS FAMILY

Henry and Agnes married in 1862. They already had six children, Margaret, Alice, Harry, Edith, Frank and Herman, before they moved to Foxbury. In their new house they completed their family, with five more girls, Nellie, Agnes, Sophie, Mattie and finally Rika who was born at Foxbury in 1883. It appears to have been a loving family, with Agnes doting on her children. Her diaries record their illnesses, broken limbs, successes and triumphs, their pets and their friends. It also records the death of their eldest son in 1893, an event which all but broke his parents' hearts. In 1890 Margaret, the eldest daughter, was married and left home, to be followed by her brothers and five of her sisters over the next few years. Some lived locally, and all would visit regularly to stay for a few days or even weeks with their own growing families. (For more information on the lives of the individual members of the family, see page 158).

While young, the children were taught at home in the house schoolroom, originally the library. It is an indication of the family's philanthropic nature that these classes were also

attended by other local children including those of the families who worked on the estate. Even after her own children had grown up, Agnes allowed the schoolroom to continue for the children on the estate and nearby, with Agnes and daughter Sophie often taking on the role of teacher. Later two of the boys went on to public school, and Herman went on to Oxford. The girls did not.

In addition to Henry and Agnes' own children, the house was a focal point for their wider families. Agnes had two extended families of her own, since she had been adopted as a child, while Henry was one of five children, all of whom had large families. As a result it was a rare week when some relative or other was not a house guest, and indeed from time to time some became almost permanent residents. Henry's brother John moved there from Loxton after his wife died, until he himself died in 1902. As time went on, their family members, particularly their own children, brought their friends to the house, and when they themselves married, they would regularly come to visit and bring their own ever extending families. Indeed many of Agnes' 23 grandchildren were born at Foxbury. The Tiarks obviously found it difficult to part from old trusted servants, and provided lifetime accommodation for at least two of their servants, after they had retired. Harriet Hide, the family nurse, had been taken on by the family in 1866, and was still living at Foxbury, and occasionally working, when Agnes died. She died, two months after Agnes, at the age of 83.

Clearly Foxbury was a very hectic place for most of the time, and one can see why twenty servants will have been kept very busy. They also had to look after the many family pets:



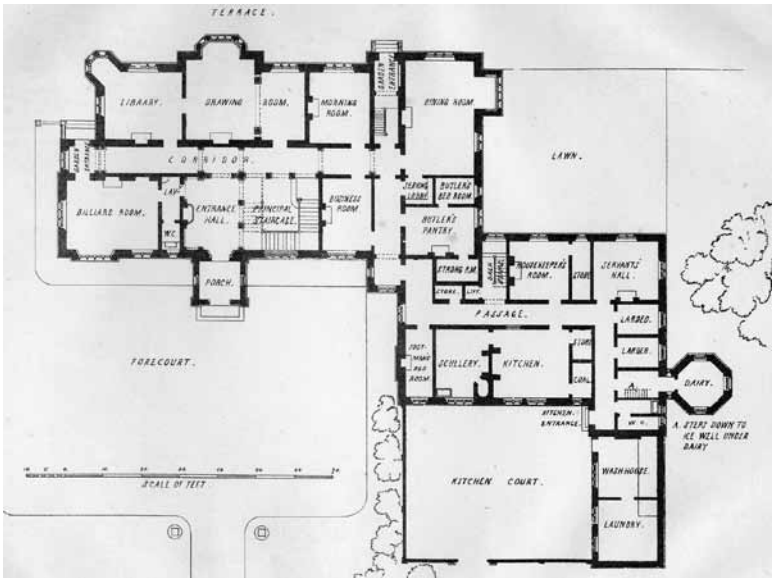
The terrace wall on the west front



Looking from the west lawns

'Margaret's black greyhound, Raglan... Rabbits and guinea pigs on the lawn... New donkey with foal for Mattie... Two parrots came... Persian kittens', and at times this got rather fraught 'Wasp[the dog] had a fit and was killed – my fear of hydrophobia.

There were times when relative quiet descended on the house. In the early days, Henry and his wife would take up to three holidays each year. The longest would be to Europe, without the younger children, covering over the years most of the itinerary of the old Grand Tour. Their second holiday would be to the



Plan of the ground floor, 1881

Kent seaside during six weeks or so of the summer months. Their third holiday was to the West Country, taking in Devon, Somerset and surrounding areas. Eventually they bought a property there, Loxton Lodge, which they would visit at times throughout the year.

THE LAYOUT AND USE OF THE HOUSE

Foxbury was a home to a large family and an even larger group of servants. How did they live in the house?

During the day the family had use of the large ground floor rooms in the main house. These included the double drawing room, study, dining room, morning room, library/schoolroom and billiards room. A conservatory was added in the 1900s on the south side of the house, and the large entrance hall was also used, and not only for morning prayers and hymns. Photographs taken in July 1910 by Mr Lemere of some of these rooms (and of the outside of the house, following the laying of the new west terrace) are reproduced here.



The hall, with the harmonium under the stairs, and Henry's portrait at the foot of the stairs

A conservatory was added in the 1900s on the south side of the house, and the large entrance hall was also used, and not only for morning prayers and hymns. Photographs taken in July 1910 by Mr Lemere of some of these rooms (and of the outside of the house, following the laying of the new west terrace) are reproduced here.

The youngest children will have spent quite some time in the day nursery on the first floor. At night the family of thirteen would retire to their seven bedrooms (and one night nursery), though it is possible that some of the four additional

dressing rooms might have been used as bedrooms at some stages. There were three bathrooms. Most of the rooms had open fire places and Agnes records the first autumn days when the first fires were lit each year. Lighting the fires and maintaining them must have been a full time job in the winter months.



Agnes' observatory at Foxbury

The butler and footmen had their own small bedrooms on the ground floor in the east wing by the kitchens, and there was a housekeeper's office, butler's pantry and large servants' hall on the ground floor. This was where the servants would eat and relax when they had the chance to do so. In 1911 (from an inventory following Henry's death) the hall contained four tables, eighteen Windsor chairs and two easy chairs. There were a number of servants' bedrooms, including individual bedrooms for the cook, nurse, and housekeeper. The two footmen shared a room and the remaining fourteen or so maids shared five other bedrooms. It is likely that one or more of the nursery maids slept in the night nursery, and the two ladies maids may have slept close to their charges, in the dressing rooms.

There were almost continual changes to the fabric and facilities of the house during the forty six years that Agnes lived there. A conservatory was built; new terracing was introduced; new plumbing was introduced after the cholera scares in London; electric lights and later telephones were installed as soon as the new technology was introduced. Indeed the family seemed to be very interested in new technology. Various makes of gramophones are mentioned in Agnes' diaries in the 1890s, and vacuum cleaners were purchased as soon as they were invented. Frank is said to have been the first in Chislehurst to own a motor car, and by 1914 all the children had their own cars. One of Agnes' loves was astronomy, and she had telescopes installed at the house and at Loxton. It was she who introduced her grandson Henry to astronomy, a hobby which he pursued throughout his long life.

FOXBURY ESTATE

The estate contained a working farm, woods for shooting, and stables for horses and carriages, as well as pleasure grounds and lakes.

The largest part of the estate was given over to farming. There were fields for pasture, and haymaking in the summer. Every year Agnes noted the start and end of the haymaking on Foxburrow Hill, when the family and all the servants would help to bring in the hay in favourable weather.



One of Foxbury's prize bulls

The 1911 inventory showed the farm animals at that time. The list included 8 cows, 6 heifers and calves, a boar, 2 porkers, 2 sows and 18 young pigs, and 250 head of poultry. There were no sheep recorded there, but we know that 25 sheep were bought in 1884, 24 shortly after Henry's death, and 30 in 1913, so sheep rearing was an important part of the farm. The farm became even more important during the First World War, when rationing was introduced, and the farm had to be run on economic lines. Frank, then Agnes' eldest surviving son, took control to ensure it was a viable enterprise.

Chislehurst was regarded then, as indeed some regard it now, as being in the country. Frank and Herman spent much of their time hunting and shooting, and it was clearly a passion for both of them. They kept a pack of beagle hounds for some years, and until the First World War, kept horses both for polo and for hunting. In 1914, Frank sent his two horses to the army at Aldershot, which must have been a great loss for him.

Additions to the estate were made from time to time. The most significant was the acquisition of the Homewood Estate shortly before the outbreak of the First World War, which provided additional farmland, but more importantly, more polo grounds and hunting land.

ENTERTAINMENT

Agnes was always happy to be at home, ready to throw herself into family and social life at Chislehurst. She was part of the circle of Victorian women who would call on their neighbours and acquaintances, usually in the afternoons, and in turn she would be called upon on a regular basis. Her diaries list a litany of such regular visits, often with one or more of her daughters. She and Henry regularly received invitations to dine at neighbours, and in turn gave dinners, often for twelve or so at a time. Many of these included their neighbours in Kemnal Road. We occasionally get a glimpse of how well the dinner went ('Mar 9 1882: *Dinner at Mrs Forbes – Manor Park Road – dull*'), and also the entertainment that was part of the evening ('May 11 – *Mr Ries. Dinner Party – Fosters, Simons, Worsleys, Adams, Sewells – I played minuet.*'). Agnes lists the people she dined with, so we see some of the interaction of the households both in Kemnal Road, and across Chislehurst at that time. There were numerous tea parties for younger children, and dances for the older ones ('Jan 19 1898: *Fancy dress dance at Camden House. Mattie – Egypt, Rika – Britannia*') and for the



Two views of the large drawing room

adults. Foxbury was very much part of Chislehurst society.

The servants were not ignored. They were invited to join the family for drinks on Christmas Eve, for prayers and hymns on Sunday mornings, and were taken to the pantomime each January. They were also taken to events such as the Crystal Palace Exhibition: 'Feb 7 1882: Servants to Crystal Palace in 'bus with three horses'.

As Henry and Agnes grew older, and particularly after Henry died, there were fewer social events mentioned. Most dinners then were with family or close friends, and there are few signs of Agnes being invited to dine on her own. But there was a least one garden party each year, to which 250 or so people would be invited, and an afternoon in the summer for the Sunday School children. Later daughters Sophie and Agnes would organise events for the Boys Club, the local Scouts, and injured soldiers from Frognal, Holbrook and other local hospitals during the First World War years.

Music was an important part of the family's life. They would hire a local band to play at the lighting of the Christmas tree on Christmas Eve, and again on Harry's birthday, Jan 2nd. There were at least two Broadwood pianos in the house, and the family acquired the latest of the different gramophone players developed in the 1890s and early 20th



The dining room

Agnes Tiarks was renowned for her absent-mindedness, and occasionally made social howlers as a result. One evening she and her husband were entertaining the Broadwood family who lived nearby. They were still involved in the family business which was piano manufacture (Indeed there were two Broadwood pianos at Foxbury in 1911), but in those days, you did not discuss trade at such occasions, and Agnes would have been told by Henry not to refer to the Broadwood's piano business.

After dinner, during which Agnes had been very good and not referred to pianos or piano manufacture, the butler came into the drawing room to advise Agnes that the Broadwood's carriage was now waiting for them, and Agnes declared 'Mr and Mrs Broadwood, your piano is waiting outside!'

Recounted by Anne Page, Agnes' grand-daughter.

Century. It is clear that music making was taken seriously, with some children quite proficient. Harry, the eldest son, appears to have been a very capable violinist, and Agnes herself had regular lessons and accompanied her children and also dinner guests who are reported as having sung after dinner ('May 4 1886: Dinner party – played 'Chanson d'Amour'. Balmes sang.'). In their early married life Henry and Agnes would regularly go to the Opera and to concerts, the Monday Pops being a regular feature at the Queens Hall in London. At Christmas time, there would



The library

be dancing, (*Dec 25 1913: The servants are dancing with new gramophone. 15 at dinner. Dancing after dinner.*), although there are few references to Agnes herself dancing.

The family and their guests seem to have enjoyed their drink, according to the state of the wine cellar in 1911. There were 1,850 bottles in the cellars, including 269 bottles of champagne, 82 bottles of spirits, 778 bottles of port, sherry or Madeira, and 721 bottles of still wines, mainly clarets and hocks.

INVOLVEMENT IN CHISLEHURST LIFE

The Tiarks were well known, and by all accounts well liked, in Chislehurst society. Henry was a benefactor of the Church, particularly at St Nicholas'. The young couple had some initial difficulty with the high church nature of the worship at St Nicholas. Before they had moved to Chislehurst they paid a visit to the church, and Agnes recorded in her diary for July 11 1875: '*Mr Murray's Church – bowing and crossings*'. But they obviously overcome their concerns, since Henry was appointed Church Warden, a position he retained for 25 years until his death. He also provided financial support to the Church, assisting, for example, in the founding of the Men's Club in Bull Lane, now Easden's. Henry also contributed to the building costs of the Annunciation Church, and of Christ Church in Lubbock Road, both of which the family would attend from time to time. He was on the Parish Council, a founding member of the Chislehurst Conservators, a trustee of the Cottage Hospital in Orpington, and President of the Chrysanthemum Society, at which annual show he was often a prize winner.

Outside the church, the family was involved in other aspects of village life. Agnes' diaries relate how their children performed at the regular concerts and plays given at the Village Hall, '*Dec 29 1894: Edith, Frank Herman and Nell acting at Village Hall*'. They also attended events there on a regular basis. Agnes also notes the celebrations in the village that marked events such as coronations, war news or the Queen's Jubilee in 1897: '*June 20: Jubilee of the Queen's reign. Jun 22: Chislehurst schools and village enfete*'. Special mention must be made here of Sophie Tiarks, who appeared tireless in her support and involvement in good causes. She helped found and then ran the



Agnes Tiarks with Edward, Sophie and Emmy outside St Nicholas Church



The gardens to the south

then to her Red Cross work at Holbrook. Agnes also records how Sophie made herself ill as a result, at one stage being out of action for a month. She was later made Commandant of the local Red Cross Association.

TRANSPORT

We know that Frank was one of the first people in Chislehurst to own a car. He acquired it in May 1901, and over the next fifteen years all of the children had their own cars, and even Agnes was able to drive, though it would appear that she was not the safest of drivers: *'Jul 16 1918: Driving to station with Matty, I ran over a small boy's foot.'* Agnes was a week short of her 78th birthday.

Henry had never owned or driven a motor car, though he had enjoyed being driven by Frank. He was a man of the horse-drawn era, and at the time of his death the household had seven different carriages and six carriage horses. These were:

- Brougham (a closed four wheeled carriage, with driver's compartment),
- Station brougham (a smaller and faster version),
- Landau¹ (an open topped carriage with hoods that could be opened and closed),
- Omnibus (a closed vehicle with bench seats for up to twelve people),
- Wagonette (an open version of the omnibus),
- Sleigh, and
- Luggage Cart.

Later Agnes had a pony cart for her use, which with only two wheels was



One of the many cars owned by Frank's son Henry

¹ *These are still used on state occasions by the royal family.*

light and fast, and she was still using this up to the time of her death.

WEATHER AT FOXBURY

Perhaps the area most frequently commented on by Agnes in her diaries is the weather. She kept rain gauges and records of temperatures, and on most days in her diaries she notes the state of the weather. The winters were colder with significantly more snow than today, hence the need by the family for a horse drawn sleigh. Snow would often be recorded as early as October, and as late as April, and would lie for long periods. There are many references to skating on the frozen ponds during the winter months, and it would appear to have been a feature of the social calendar to be seen there when the opportunity arose.

There were many long hot spells during the summer months. Agnes saw these as something of a burden, though when the weather was hot, the family and very often their guests seem to have been very ready to take the opportunity to bathe in the lakes at Foxbury, or later at Frank's pool at Woodheath.

HEALTH AND ILLNESS AT FOXBURY

Their wealth provided some protection against illness and disease for the members of the family, and indeed their servants, and it is remarkable that all Agnes' eleven children survived childhood, and that she had only one still-born child, in 1871. But the family still suffered. Henry and Agnes succumbed regularly to sore throats and tooth-ache, which would last for several days. She would refer often to Henry as suffering from quinsy (an abscess between the back of the tonsil and the wall of the throat), which would need to be lanced. Over the years all the children would suffer from measles, german measles, mumps, and scarlet fever. Agnes records tonsils being removed, and regular visits to the dentist.

Harry appears to have been a particularly sickly child, with a string of ailments, though this may be because, as the eldest son, he was particularly doted on by his mother. Herman was also prone to illness, and in adult life had a very bad attack of pleurisy, which incapacitated him for many months in 1915. There were also a number of accidents in the family, the most serious of which was Herman's broken arm, after falling off his horse Beauty in September 1882 when he was only six years old. It took a long time to set, and had to be rebroken and set again. Herman refers to it in the first page of his reminiscences, commenting that he was never able to bend his arm at the elbow after the accident. If it hadn't been for his mother's insistence that he should keep the arm it would have been taken off. Is this why he never joined the military at any stage in his life?

HENRY'S DEATH

Henry retired in December 1905, after 57 years at Schröders. He was by now 73



The west terrace, new in 1910



Agnes and some of her grandchildren

years old, and had been asking to retire for a number of years. Now that Frank was established in the partnership, Baron Schröder felt able to give his consent.

Previously Henry had been a healthy man, with few signs of illness other than the perennial sore throats and colds that scourged the family. After his retirement, however, there are regular references in Agnes' diaries about Henry's health, and while Henry continued to be active in local matters, and able to travel to Loxton regularly and take other holidays, there are signs that his health was declining.

By the beginning of 1911, Henry was being attended on a regular basis by the family doctor, often daily, and in June a male nurse, Mr Brookes, was appointed to provide daily support to Henry. That summer Henry found the heat very difficult, and fell into regular depressions. He died peacefully on 18 October 1911, surrounded by his family.

Under the terms of her husband's will, Agnes was granted a life interest in Foxbury and Loxton Lodge, (with Frank holding the reversion), plus an annuity of £9,000, after tax, to cover her expenses. After a few small personal gifts (but no legacies to any of the causes that he had supported during his lifetime) the remainder of Henry's £693,000 estate was divided between his ten surviving children, with the boys getting two-twelfths each, and the girls one-twelfth (around £58,000).

By now all but three of the children had moved out of Foxbury. Frank lived nearby in Chislehurst, and visited his mother daily when he could. Margaret lived in Orpington, and often visited. Alice, Edith, Matty and Rika lived further away and visited less frequently, but would bring their families to Foxbury at least once a year. Herman lived near Loxton, though he visited regularly, as much to be with Frank as with his mother. Sophie, Agnes and Nellie were still at home, unmarried, but by 1917 Nellie had married and left home, leaving only three members of the family at the house.

THE GREAT WAR AT FOXBURY

The outbreak of war in 1914 brought many changes to life at Foxbury. The war was also quite difficult for Agnes to come to terms with. The family had strong personal links with Germany, and Schröders had even stronger financial links there, so the impact was emotional and financial. But the effects were also very practical.

The first consequence was that a number of male servants resigned to enlist. Then as more occupations became available for the first time to women, Agnes noted that her female staff were resigning to take up other work. As the war progressed it became increasingly difficult to find and keep servants, and the turnover of servants was much greater than before. The financial impact on Agnes and her family was serious. Her income came from investments

left to her by Henry, and from this she had to finance the running of the house and estate. Financial returns fell and the costs of maintenance rose, so that for the first time since her marriage she found herself having to watch her expenditure. This occurred at the same time as the introduction of rationing of food and of coal. Agnes had to release her stocks of food ('*Jan 3 1918: Frank came and we talked of our hoarded tea and sugar – have sent 30lbs brown and 20lbs white to the Cottage Hospital – and our tea must be reduced.*'). To supplement her income, and also to demonstrate her support for the war effort, the land at Foxbury was converted to produce food which was sold at market. This included butter, eggs, bacon and rabbits. In 1918 rationing became ever more stringent, and Agnes notes the regular visits by Inspectors to ensure that rationing was being followed at Foxbury.

The war years were clearly very anxious ones. Schröders was in deep financial trouble, and almost closed. Frank was very involved in the war effort first at the Bank of England and later at the Admiralty, and the husbands of Agnes' daughters were all involved to a greater or lesser extent in the fighting. Ralph Lubbock, Margaret's eldest son was awarded the Military Cross in 1918. Fortunately no members of the immediate family were killed or seriously injured, though Agnes notes a number of local men who were killed in action. The war was experienced more directly at Foxbury once the German Zeppelins started to cross the Channel to bomb London, and air raid alarms became a regular feature of their nights later in the war, so that anxious nights were spent in the cellars, though no damage or casualties are mentioned in Agnes' diaries.

From the remaining diaries in the few years following the end of the war and up to her death in 1923, it is clear that the world was now a different place for Agnes. It was very difficult to get and retain good servants, and it was with some relief that Agnes surrendered her management of the house to her daughter Aggie. In the last few years Agnes noted the comings-and-goings of her family and old faithful servants, with whom she now seemed more at ease than with her grand neighbours. Agnes suffered a stroke on the morning of Feb 2 1923, and died three days later. She had lived at Foxbury for 46 years. (See page 162 for a note, *In Remembrance*, of 1923.)

FRANK TIARKS' HOME

Frank moved back into the house with his family after his mother died; Foxbury was to be his main home until 1937. He was a wealthy man in his own right, and after his father's death he had purchased the estate of Homewood to the east of Foxbury, and now incorporated its grounds into Foxbury's. '*Homewood was a large and rather plain Georgian House. Its last owner was Frank Tiarks whose interest was not in the building, but in the large estate which stretched back to the borders of his own domain at Foxbury. Here he laid*



Homewood West Lodge



Frank modernised the interiors

out two polo grounds.’ (Bushell). The west lodge to Homewood can still be seen in Old Perry Street. Frank’s grand-daughter, Henrietta, now Duchess of Bedford, adds that there were two full-size polo grounds here ‘and they had Mendip stone walls erected so that the hunters (who spent the summers at Foxbury) could get practice jumping them’. The farm continued to be important to Frank, and he won prizes for short-horn cattle bred at the estate. There was a nine-hole golf course, and gymkhanas were held here regularly (see photograph below). Frank also had trees

cleared to allow his son Edward to land his De Havilland Moth aircraft here.

Frank also made a number of changes in the house, to bring it up to date. The schoolroom was converted back into a library, and all the windows were changed to metal leaded hinged windows. Electricity had been introduced to the house in the 1890’s and this was upgraded. It was presumably at this time that the silent vacuum cleaning system was introduced. There was a pump in the basement which had tubes attached leading to each room, where they were capped. When cleaning was being done, the maid would attach the cleaning nozzle into the tube, and the motor would be turned on. This enabled silent cleaning in the rooms themselves. Frank also built a chapel for his wife in the attic, with a vestry for the priest. He replaced many of the fine ceilings with barrel vaulted ceilings, and textured the walls to give the impression of ashlar stonework. The grounds were made more rugged, and Somerset limestone rocks added to make the ponds more natural-looking.

Bromley Library archives include Foxbury’s visitors’ book from July 1925 to September 1936, and one can see the range of visitors and family to the house during this period. Some of these were business guests, including members of the Rockefeller family from the USA. Others were Emmy’s family over from Hamburg, and many friends of his grown children, who still used the house a great deal. Even though these were years of financial difficulty for Schröders, which affected Frank personally, he continued to hold the regular garden parties and polo competitions for which Foxbury was renowned.

By 1937, Frank had decided to sell Foxbury and moved to Loxton, Somerset, where he had

Horses and riders play musical chairs





The restyled dining room

retained the Lodge as a holiday home. Emmy was an invalid and this may have contributed to Frank's decision to sell up, though his financial situation was also a factor. Despite the enormous losses he suffered in 1931 he remained a partner in Schröders and a Director of the Bank of England, and retained a London house until the mid 1940s. Emmy died in 1943. Frank lived on until April 1952. For more on his life, see page 163.

FOXSBURY SINCE 1937

The house was sold to the Church Missionary Society. In 1938 a women's training centre was established here. Apart from the war years, it was to remain as such for 30 years.

Both the ATS and the Army occupied Foxbury during the war. There was some initial link with Kemnal Manor in the early part of the war, but this stopped when the REME moved into Kemnal Manor. Foxbury is said to have been the Headquarters of the 3rd Battalion of the London Scottish Regiment, and there was a photograph, sadly now lost, which showed the Massed Bands beating the retreat on the Foxbury lawn below the terrace, when the 1st and 2nd Battalions visited the 3rd Battalion at its 'Baronial' Headquarters on 13 July 1941.

Foxbury was twinned with the men's training centre based at Liskeard Lodge at Woodlands on Ashfield Lane (whence the name Liskeard Close). The training centres both moved to Birmingham in 1968, and Foxbury became a retreat. In 1976 the Woolwich Building Society bought Foxbury as a training centre for £145,000, but had to spend another £750,000 to refurbish the house. In 2003, it was acquired as a private home, and the new owners are spending time and effort to restore the house to its former glory.



*Foxbury lakes
restored, 1920s.*

Much of the estate was bought by Foxbury Estates Ltd. Plans were drawn up to develop much of the old Homewood Estate, planning permission obtained, and work begun on laying sewers in Foxbury Avenue in 1937. However, the planning consents were reversed in 1938 when most of the land was designated as part of the Green Belt. Compensation of £65,000 was paid following this reversal. The land has remained since as playing fields or maintained pasture.

Footnote: In 2009 Foxbury became one of the world's worst kept secrets when it emerged that the singer Michael Jackson had taken a one year lease on the house and grounds from June 2009. He was due to give a number of concerts at the O2 arena in East London between July that year and March 2010, and Foxbury had been identified as a suitable location for him and his family to live during this time. Sadly Jackson died in Los Angeles on 25 June, just days before he was due to come to Foxbury, and it was with mixed feelings that Kemnal Road residents learnt that they had lost the chance to have a global celebrity as a near neighbour.



*Foxbury today,
as Michael
Jackson would
have seen it.*

Battle ends his book with some comments on Foxbury in the 1920s:

'The estate covered many acres and encompassed several farms and former estates, including Homewood in Perry Street and a large portion of land belonging to Kemnal Manor. There were lakes with ornamental water fowl and waterfalls cascading over rocks, fountains spraying iridescent water into shimmering pools and landscaped gardens ablaze with alpinas. There were shrubberies and arbours, summer houses, formal gardens and long weed-free gravel drives.

In summer the Sunday School children had a picnic in this fairytale garden. They ate jam sandwiches and sticky buns and drank lemonade and ginger pop. Games were organised and races run; grazed knees were bandaged and small children comforted and catechisms forgotten until the following Sunday.

Partridge and pheasants abounded in the woods and gamekeepers made certain there were plenty for the shoots which were organised with beaters and dogs. There was much entertaining at the big house and national celebrities were often to be seen arriving and leaving through the lodge gates.'

SERVANTS AT FOXBURY

There were twenty servants registered in Foxbury in 1881: The butler, Benjamin Royhouse (31) from Chelsea; footman, Alex MacKenzie (29), Argyleshire; two English maids, Susan Clarke (27), London; and Alice Gregory (20), maid, Maidenhead; a nurse, Harriet Hide (40), Farring, Sussex; the cook, Anna Hubble (32). Canterbury; three servants without a title, Arthur Benstead (20), Northboro, Northants; Harriet Clow (16), Tundsay, Kent; Clara Haffer (20), Great Swaffam, Cambs; three laundry women, Louise Greenland (20), Trowbridge, Wilts; Elisa Johnson (22), Chelsea; Jane Toats (30), Impington, Cambs; Susan Scott (34), workwoman, Colchester; under coachman, William Ball, (23), Bromley; two stable helps, John Bennet (21), Welling, Herts and William Hollan (19), Deptford; two gardeners, Arthur Holloway (25) Salisbury, Wilts and Harry Powell (24), Churshow, Warwicks. The servants include two from outside the UK : Felincta Barillot (17) from France, and Magdaline Ruckert (15) from Germany. They are described as maids.



There were still 20 servants in the house ten years later; the butler was now Tom Harris (30) from Somerset; he had an under butler, Thomas Wilkinson (25) from Yorkshire; Joseph Stratton* is footman, he was 21 and from Pimlico; Harriet Hide was still the nurse, now aged 50; three ladies maids, Elizabeth Coleman* (40) from Thanet; Emma Calsen* (37) from Holstein, Germany; and Amanda Johnson* (26) from Gothenberg, Sweden; four housemaids, Emma White* (33) from Southsea; Lydia Stockbridge (26) from Cambridgeshire; Caroline Edmonds*

(19) from Mile End; and Annie Clark* (17) from Keston; two kitchen maids, Ellen Toms* (24) from Reigate; Emma Scoones (18) from Kent; three laundry maids, Mary Bray* (29) from Northampton; Alice Bridgeland* (26) from Kent; and Maria Miles* (19) from Brighton; Louise Heinsick* was the nursery maid, she was 22, and from Offenbach Germany; the housekeeper was Annie Oldring* (55) from Southwold, and the cook was Frances Everhurst* (32) from Kent.

Overleaf we reproduce a photograph, dated 1890, of a group of servants. It does not refer to Foxbury, but the observatory behind is clearly Foxbury's (see page 64), and we have identified many of the 1891 servants from their names on the photograph. The names are identified in the text with an asterisk; some were servants in the house, while others were living in the various lodges and cottages within the grounds of the house.

There were nineteen servants registered at the house in 1901: the butler, George Bradman (48) from Watlington; two footmen, Thomas Macquiure (25) from North Wales; and Herbert Russell (18) from Kent; a hall boy, David Tye (15) from Kent; there was now a male nurse, Thomas Taylor (58) from Ealing; the cook was still Frances Everhurst (42) from Kent; two kitchen maids, Sarah Alder (24) from Gloucester; and Edith Mallinson (19) from Southwark; scullerymaid Gertrude Russell (16) was surely Herbert's sister – she was born in Chislehurst; a needlemaid, Emma Calsen (48) from Germany; two ladies maids, Louisa Kohlrude (22) from Germany; and Cleriance Trowsuain (34), from France; three housemaids, Catherine Worley (35) from Lee; her sister Ada (32) from Chislehurst; and Hannah Keeble (20) also from Chislehurst; and finally, four laundrymaids, Mary Stamson (32) from Worcester; Edith Keeble (22) Hannah's sister, from Chislehurst; Alice Wake (19) from Grimsby; and Elena Cobyance (52) from Sarle, Kent.

Frank Skinner (49), a Butler from Gloucester, Two footmen, William Mills (28), and Charles Barnes (18), from St Mary's Cray, and a Hall Boy, Martin Stepton (15) from Chislehurst. Emma Calsen, now 58, had been elevated to Housekeeper, and Harriet Hide, now aged 70 was described as a Pensioner. Sarah Alder (34) from Gloucester was the Cook. There were two Ladies maids, Annie Harris (26) and Ellen Dennis (20) from Windsor. Hilda Scores (17) was a pantrymaid, and there were four housemaids, Rosa Siddons (38) from Manchester, Emma Chain (22) from Surbiton, Sarah Dickens (19) from Birmingham, and May Hylands (19). There were also four laundrymaids, two sisters from Sussex, Alice Watts (29) and Julia Watts (23), Ellen Harriet (17) from Sheerness, and Fran Andrews (26) from nearby Hayes.

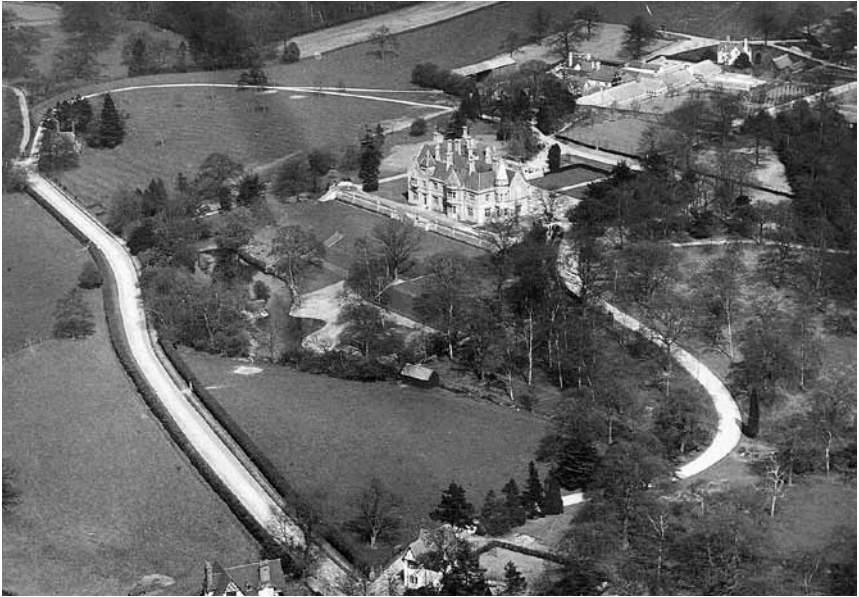
By the 1930s the register of voters shows only 6 servants living at the house. Even allowing for the likelihood that some servants were under 21, this is a remarkable reduction in the numbers for such a large house.

THE GARDENS AT FOXBURY

The Gardens of Foxbury were almost certainly laid out by Edward Milner (1819-1894, the celebrated Victorian garden designer. He was born in Derbyshire and apprenticed to Joseph Paxton, head gardener at Chatsworth, the home of the Duke of Devonshire. He also spent four years studying at the Jardin des Plantes in Paris.

When Paxton was asked to design Crystal Palace, Milner was entrusted with the garden work. He designed gardens throughout the British Isles and Europe, and the gardens at Foxbury followed the style of the best of these designs in this, the age of Parks and Pelargoniums.

FOXBURY ESTATE



Foxbury was a large estate, and there were a number of properties within the estate where servants lived. In addition to the two lodges that still stand, there were an number of buildings on the farm. The photograph here (taken by Edward Tiarks) shows these in relation to the House and the two lodges. The names given to these buildings changed over the years, and here we use the names used in the various census returns or on the electoral register.

After Frank purchased the Homewood Estate, a number of staff lived at lodges or cottages that were part of that estate. We have not included them here.

FOXBURY NORTH LODGE



North Lodge today

The North Lodge was nearest the Maidstone Road and this was probably the entrance most used by visitors from London. The style of the house is very distinctive, and it has been in continuous occupation since it was built.

George Walker Petty* was coachman at Foxbury from 1876 until his death in 1894 following an accident. Born at Foots Cray in 1845, he lived at the Lodge with his wife Ann, (2 years his junior, born in Wales), and their children, all born in Sussex. Edward died aged 15 after being run over by a cart at



Hay stores at Foxbury

Foxbury. Their other children were Edith Jane (1871), Alice Mary (1872), Ellen Maud (1874), Joseph William (1877), and Margaret (1881). Ellen died in 1912, aged 38, and George's wife Ann died in 1932 at the age of 85. Agnes Tiarks was very fond of the family, and spent much time with Ann as they both grew older. Joe emigrated to South Africa in 1896. George and Ann are buried together in St Nicholas churchyard with Ellen.

In 1891 George Hunby had moved in with his wife Louisa. He was a gardener from Hampshire, aged 45. There was no mention of children. In 1901 John Lewis Pugh*, a coachman, was the head of household. He had been living above the stables in 1891, and now lived here with his wife, Amy (32) from London, and their 5 year old daughter Muriel, who was born in Chislehurst. A son, Peter, was born in 1905. John and his family were to stay at the Lodge until 1923 when he was 52. He died eight years later and is buried in St Nicholas churchyard.

In 1926 Charles England, his wife Susan, and their son George were living here. Charles died in 1934, aged 71, and is buried in St Nicholas churchyard. Alfred Bunce, a golf professional, and his wife Alice, followed on until 1937, when the Tiarks left Foxbury.

In 1953 Jack and Winifred Taylor occupied the Lodge. It was at this time that another Winifred Taylor lived at the South Lodge; the postman must have found it confusing. The Taylors moved on in 1956, when William and Jean Smith moved in. They were to stay at the lodge until 1969, when the present owners moved in.

FOXSBURY SOUTH LODGE

The South Lodge is situated at the southern entrance to the estate. The original house may well have had the same design as North Lodge (see the picture on page 113, showing South Lodge in the background). It was rebuilt around 1920, designed by E.J. May, who also

*South Lodge,
with Gladys
Goemans,
1940s*



designed The Foxearth opposite. It was further enlarged after 1939.

The first resident, John High, was the Foxbury carpenter. He was from Norfolk where he was born in 1831, and described this as his residence in 1881 with his daughter Ellen (25) who was a dressmaker. She was born in Surrey.

John Goldsmith (60) a widower, was a coachman at Foxbury living here in 1891. His daughter Edith (25) was living with him, and was described as a housekeeper. He was born in Woodford, and she was born in Leytonstone.



Farm buildings at Foxbury

By 1901 John Salmon from Orpington was living here. He was a gardener, and his wife Sarah was from Great Waltham in Essex. They were to stay here until John's death in 1931, at the age of 76. Sarah died seventeen years later in 1948 at the age of 83. They are buried in St Nicholas churchyard. William Richard Palmer and his wife Lydia moved in the same year, and were still at the lodge at the time of the outbreak of the war.

After the war Horace and Gladys Goemans lived here with their son Geoffrey and his wife. Horace had been Land Agent at Foxbury and Homewood, and worked for Foxbury Estates after 1937, until it was wound up after the war. He had previously lived at Homewood Lodge. For more information on Horace and his wife, see page 83.

Since then, until recently, the only resident who has stayed for any length of time was Winifred Taylor, who lived at the lodge between 1952 and 1959 (She is in the photograph on the terrace of The Foxearth on page 115).

FOXBUARY GARDENER'S BOTHY

In 1881 this is the residence of Stephen Bond (46) a cowman from Cambridgeshire. He lived here with his wife, Mary Ann (41). In 1891 there were three men living here, all described as gardeners: William Lyne (20), the head, from Egham, John Jones* (28) a boarder from Wales, and Edward Coombes (15), a boarder from Loxton Somerset. By 1901 there were a different three gardeners living here, CJ Baller (23) from Reigate, H Martin (21) from Essex, and JJ Crook (19) from Gloucester. All had gone by 1911, replaced by Bertram Smith (28), foreman gardener from Lexden Essex, and two journeymen gardeners, Sydney Cruttenden (21) from Chislehurst, and George Patterson (21),



Employees Anderson and Lucas having a smoking break

from Forfar, Dundee.

The Bothy was later occupied by the Lucas family, Herbert and Lucy. They are first mentioned in 1923, and stayed here until Foxbury was sold. George and Gladys Benson took up residence at The Bothy Flat during the war, and stayed until 1959.

GARDENER'S COTTAGE

Arthur Albert Worley, who was Steward and Gardener for Foxbury, lived at the cottage in 1881 with his wife, five children, and a monthly nurse. Arthur

was 35, and from Surrey. His wife Mary Ann was 37 from Dorset, and their children were Catherine Mary (14) born in Lee, Alice Edith (12), Ada Louise (11), Arthur Albert (9), and Florence Annie (6), all of whom were born in Chislehurst. Harriet Williams was the nurse, but for whom we don't know. By 1890 John Lyne had moved here with his wife and niece to be head gardener. John was 43, from Lincolnshire. His wife was 51, from Suffolk and they had seven children: Mary (19), and John (18), born in Cheshire, and Alice (14), Samuel (12), Annie (10), Frederick (9) and Alfred (7) all born in Wimbledon, where John had been gardener first to Baron Schröder, then to Agnes' step-father, Alexander Schlusser.

John's daughter Annie died of pleurisy in 1894, and his wife died on New Year's Day 1900. John stayed as head gardener until 1915, and was a great comfort to Agnes Tiarks after Henry's death. He also remarried, possibly to one of Foxbury's housemaids. His new wife, Catherine, gave birth to a son, Austin, in 1907, when John was 60. Lyne resigned in July 1915 after 25 years service. He was ill and died five months later on New Year's Eve 1915. There was some suggestion of dishonesty at this time, but there was still affection between the families, since Agnes continued to give a quarterly allowance to John's daughter in law until 1923.



Building the hayrick



Kennel-boy with foxhounds

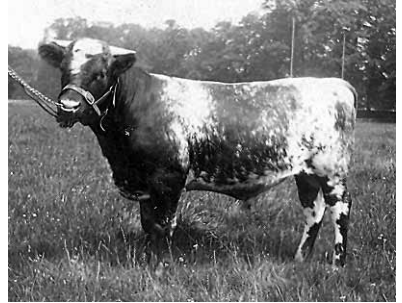
Charles and Susan England moved in after John had left, staying until 1925, when they moved to the North Lodge. They were replaced by Albert Lee, who stayed at the Cottage until at least the start of the war.

The name appears to have been changed to Cherry Tree Cottage after the war. Julian Dowle, the internationally renowned garden designer, lived here from 1948 to 1973, firstly as a boy, and later with his wife where they raised 4 sons. He also ran his business, Cherry Tree Nursery from the same address. Julian moved to live in

New Zealand for a while, and now lives in Gloucestershire. He has won 11 Gold medals at the annual Chelsea Flower Show.

COWMAN'S COTTAGE

From 1891 there are references to another property, Cowman's Cottage, on the estate. Thomas Cowderey (50), a coachman from Whittam in Sussex gives this as his residence. His wife, Elizabeth (35) is a dairymaid from Staines, and their niece, Elizabeth Manning (10) is staying with them. They seem to have shared the property with William Blackmore (64) and his wife Mary (65). They were both from Wiltshire and he is described as a cowman on the estate. Their married daughter Annie Eaton is living with them, with her children, George (13), Annie (10) and Mary Ellen (5).



In 1901 Michael Pickwell (46) is a cowman from Oswestry. Eliza (44) is his wife, and Tom Townsend (40) has taken up residence here as well. He is a stockman from Oxfordshire, and lives there with his wife and three young sons. Jessie (32) is from north London, and their boys are Tom (5) born in Blackheath, Harold (4) and Owen (7mos) both born in Chislehurst.

By 1911, Henry Hawkesworth, a 54 year old stockman and his daughter Agnes live here. She is 30, single, and a housekeeper. Intriguingly they have a visitor recorded here, a 1 year old boy, Stanley Bonney.

FOXBURY STABLES

Once again, there is a return here for 1891 where there was not one ten years earlier. Joseph Hallatt* (28) from Dorset is a groom, and there are two lodgers, both of whom are also grooms: George Richwood (21) from Shoreham, Kent, and John Pugh* (21) from Montgomery. By 1901 there were four men living here: William Seal (22) from Edenbridge; William King (24) from the Isle of Wight; Francis Durling (28) from Chislehurst; and



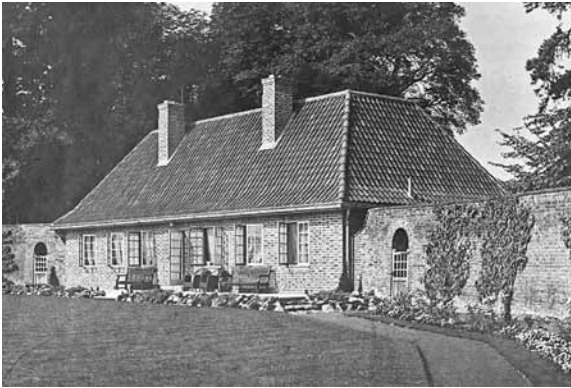
An old Rolls Royce, stripped down to mow the grass on Foxbury's polo fields

William Pelham (19) from Seal in Kent. In 1911 32 year old Reginald Stock, described as 2nd Coachman, was the head, living here with three grooms, James Fathers (21), from Finchley, James Hill (20) from Essex, and Jack Harriss (23) from Rochester.

By 1924 these had become the garage, and in 1924 Albert Eglesfield moved into the rooms above, where he was later to live with his wife Minnie.

HOME FARM

This name is first mentioned in 1963, when Charles and Edna Farmer are first mentioned. They were to stay here for 22 years. Home Farm is now the main residence in the small group of houses now on the site of the old farm.



THE SUMMERHOUSE

One other property is known to have been built on the estate, The Summerhouse, located on the old Homewood Estate near what is now Bromley Lane. Henry Tiarks, Frank's son, lived at this house in the early 1930s until his marriage to Joan Barry. He took a number of photographs, including the one reproduced here, courtesy of Henrietta, Duchess of Bedford. The house was demolished at the time that Perry Street was built in the 1950s.



(Those names indicated with an asterisk* feature in the group photo of Foxbury Servants on page 75)

HORACE GOEMANS

Horace Goemans was the land agent at Foxbury. He was appointed to the position of land agent by Frank Tiarks after the Great War. Horace had been gassed during the war and was recommended to find a job where he would be in the open air as much as possible. He met Gladys Ladd, who was working at Foxbury as a maid, and married her in 1921. He was an important member of the Foxbury staff, and respected and liked by the Tiarks family. Agnes Tiarks describes the wedding day on July 30 1921: *'Wedding of Gladys Ladd and Horace Goemans at 12. A very nice quiet service – plenty of nice relations on each side – no chattering and no music. The Rector read it all so softly. Emmy and Frank, Edward and Mark, Aggie and I. Frank went to the breakfast – and then came here'*. The marriage had been announced in April, and Agnes noted that they each received £5 as a wedding present.



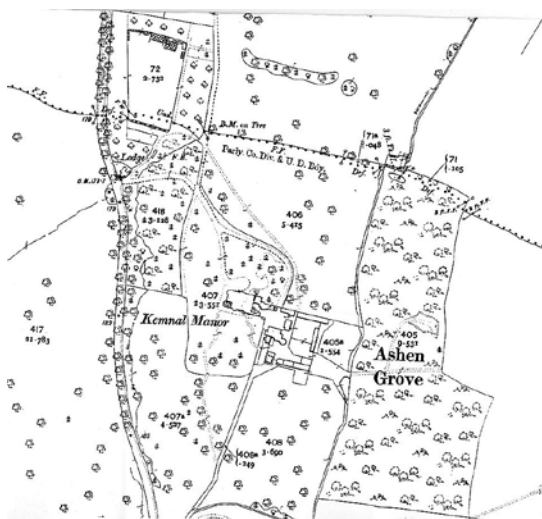
They started their married life at Homewood Lodge, now the West Lodge on Old Perry Street, moving later to South Lodge on Kemnal Road. Horace remained at Foxbury after Frank sold the estate, and was involved in plans to develop housing on the Homewood Estate. Foxbury Avenue was created and sewers and other mains were laid, but it was aborted at the last minute when the whole area was designated as Green Belt land.

Photographs here show Horace riding his motor-cycle through the Farm (opposite), Horace and Gladys in their garden, probably at Homewood's West Lodge (above), and the 1921 wedding group (below) with Frank Tiarks standing behind the newly-weds.



KEMNAL MANOR

At the very north end of Kemnal Road lies Kemnal Manor. It was one of the earliest substantial houses in the Chislehurst area, and was continuously occupied for at least 700 years. Its long history has been influenced by well known events and people – The Holy Roman Empire, The Black Death and the Peasants' Revolt, The French Revolution, and more recently, The Second World War. But today the remaining land of the once desirable Estate grows wild and unkempt, while the last house, deserted and ruined, was destroyed by fire in 1964.



CHANGES IN THE NAME

The first time the property is mentioned it is called Chomehole. At various early times it is also called Cunehale, Kimehole, Kimenhale, Kymenhole, or Kemenhole. For most of its recent life, up until 1871, it was consistently referred to in legal documents retained at New College, Oxford as Keminghole. However it was also known as Keming Hall, and the contracted form of the name, and the way it was referred to locally, was Kemnall. In the 19th Century the use of the name Kemnal became more common in documents, including letters and valuations, with references to Kemnal Park, Kemnal Mansion and Kemnal House.

After New College sold the freehold to Mr Samuel Asser in 1871 he named the house Kemnal Manor. This was an affectation on Mr Asser's part: naming a house 'Manor' was fashionable at this time (as it is again now), regardless of whether it had ever been a true manor – '*land belonging to a nobleman who had the title of lord of the manor*'. But the property had been referred to as a manor in earlier documents. Although the house does not appear to have had the manorial rights associated with a true manor (see the 1847 valuation on page 92), it is possible to argue that it became a manorial holding since the ownership came about through a royal grant (see below).

At the risk of confusion, in this history, we adopt the names which were used in the sources from the various times being covered.

THE EARLY YEARS

The first available reference to the house and lands is in 1250, in a deed witnessed by one Alexander of Chomehole, which is kept at New College, Oxford¹. Alexander is the first

¹ *There are a number of documents relating to the Kemnal Estate held in the Library at*

owner of the land and the house that can be traced. He lived here with his wife Matilda.

Under a deed dated around 1260, Alexander surrendered the lease of the house and its lands to the '*Canons and Brethren of the House of St Nicholas and St Bernard of Monte Jovis in England at Haveringes*'. The home of this monastery was in Switzerland, high up in the Great St. Bernard Pass in the Swiss Alps. It is renowned for its hospitality to travellers and for the breed of dogs, the St. Bernard, which were kept there and used for rescuing travellers. According to Bushell, King Henry II gave the lands at Chislehurst to the monastery somewhat earlier. He had sent envoys in about 1159 to Frederick I, the Holy Roman Emperor, and while crossing the Alps his envoys were '*succoured and entertained by the canons and brethren of the Hospital of St Bernard*'. When Henry heard of the hospitality rendered to his envoys, he gave property he owned at Havering, London and Chislehurst to the Hospital '*for the endowment of a religious house church at Havering*'. The Chislehurst element of the property included the Kemnal Estate. Roy Hopper has suggested that the original gift to the monks was an interest in the land, and over the following century the monks consolidated their interest by buying the freehold.

This would explain why, after the surrender by Alexander, the monks immediately leased the house and most of the land back to Alexander. There was a proviso that if his wife predeceased him he should once again surrender the house in return for provisions of food and clothing for life from the monastery. There is nothing in the arrangements determining what would be provided to Matilda if he died first.

Sadly we don't know what happened to either Alexander or Matilda, but by 1301 Hornchurch Priory (the name then used by the order in England), is named as the owner of the Kemnal Estate, and was taxed as such by Edward I (at the rate of 1/15th). The house would have been occupied by the Steward of the Priory, as it was later (1386) when leased by a Nicholas de St Remigius, who was a prebend of the Priory.

ENDOWMENT ON NEW COLLEGE, OXFORD

During the course of this lease, in April 1391, the Priory sold all its English properties, including Kemnal. This was 10 years after the Peasants' Revolt of 1381. The unrest resulted from the imposition of a Poll Tax following the labour shortages created as a result of the great loss of life (in some areas as much as 2/3rds) during the period of the Black Death. The Kentishmen who took part in the revolt were led by Wat Tyler, and on their march to London, they would have passed close by, but probably to the north of Chislehurst, on their way to Blackheath and from there to London Smithfield, where Wat Tyler was killed. The unrest was in part directed towards 'alien religious houses, and led to the seizure of the lands of many of these monasteries by the Crown. In the case of Hornchurch Priory seizure was pre-empted by a sale of all its English properties for 2,000 marks to William of Wykeham, then Bishop of Winchester, who endowed the property on his new foundation, St Mary's,

New College, Oxford. While we have examined these, most of the earlier ones we were unable to read since they are written in Medieval Latin, or Middle English. For the earliest years, we have had to rely therefore on the account given in The History of Chislehurst by J. Beckwith, who either did have the facility to understand these accounts himself, or was able to use the services of someone who did.

known as New College, at Oxford. New College was to retain the property for 480 years.

Bishop Wykeham was one of the most important men in England at the time. He was twice appointed as Chancellor of England, first to Edward III, and later to the infamous Richard II. This role was equivalent then to the Prime Minister and it was Wykeham who built Windsor Castle. He had amassed a great fortune during his rise to power in the 14th Century, and during his holding of high office, but he spent the last years of his life using this wealth '*for the good of his friends, the poor, and his country*, and his involvement here is an example of this. He died in 1404 aged 84.

The first new tenancy granted by New College was in 1402 to John Arom of Foots Cray, for an annual rent of £8.13s 4d (£8.67), though he did not lease all the woods. Simon à Dene was a later tenant (lease granted in 1437), followed by Danyelle in 1458.

THE COMPORTE FAMILY

In 1538 John Comporte (also written at various times Comport, Compord and Comporde) leased the Estate, the start of what was to be a 250 year long ownership by the Comporte family and their heirs. The family had lived in Chislehurst '*from very early times*', and were yeoman farmers, who prospered such that by the early seventeenth century they obtained a grant of arms, and married into some of the leading families in the area. Many of the family are said to be buried in St Nicholas churchyard, but we have not been able to locate their tombstones.

John held and renewed the lease for 20 years until his death in 1558. His wife, Johan, died in the following year. They had four children that we know of, and the eldest, Edward, succeeded to the lease until his death in 1605. Edward's son Richard farmed the Estate for another fifteen years, and in turn Richard's eldest son, Christopher, took over the lease. Christopher is mentioned in documents still held at New College, which confirm the annual visits from members of the College, and Christopher's responsibilities in collecting rents for the College, and dealing with disputes (see inset).

He was to stay at Kemnal for forty-five years until he died in 1665. Despite marrying twice, Christopher left no heirs, and the lease was bequeathed to his younger brother Richard, who at that time was fifty-nine years old. Their sister Mary also inherited part of the Estate lands.

Richard himself left no sons, and his daughter, Anne Comporte, was heir to the Estate. By this stage the family had clearly become rather grand, and Anne had married Thomas Fytch of

On that day from London wee came to Kemnal Hall, vulga Kemnole. There is a quit rent there of 4d. per annum due unto our Colledge ishueing out of the mannour of Ruxley (situate beyond ffootescray)...35 yeeres before, Christopher Comport was sent there by his ffather Richard Comport to demand the quit rent. The said quit rent being denyed our tenant, Christopher Comport, went into the said house called Ruxley and tooke a kettle neere upon the value of 10s and carried it away the full length of the yard, and then the man's wife of the house called to him and said that if he would leeve the kettle hee should have his mony, which mony, he saies, was paid accordingly.

(Warden Woodward of New College, c.1661)

THE EXTENT OF THE LANDS

The Chislehurst lands owned by New College were extensive, and more than just the Kemnal Estate. There is a reference to these in an inventory of landed estates in 1512, (during the reign of Henry VIII), which states the extent of the New College interests, but unfortunately not in terms that we can fully understand today. However it is clear from this that the land belonging to the College extended beyond the Kemnal Estate. These abutted Scadbury Manor (and possibly Scadbury itself) to the south and Eltham Manor to the north-east. There were lands and property to the north and south of Perry Street, and around the Commons. By 1576 (during the reign of Elizabeth), the lands were still extensive, and large areas were rented out to neighbouring landholders, such that the rental from 31 sub-leases was some £5.18s.8d (£5.93). It was the responsibility of the lessee of the Kemnal Estate to collect these rents on behalf of the College. By 1791, however, all of the property but Kemnal had been disposed of, so that only the 130 acres of the Kemnal Estate were the subject of the lease, (being approximately 85 acres of agricultural land, and 45 acres of woods).

Mount Mascall, North Cray, who was later knighted. When he died in 1688 the Estate passed to their son, the second Baronet, who had been given the name Comport Fytch. Sir Comport died thirty two years later in 1720, but his wife, Lady Anne Fytch, outlived him by 17 years, until 1737. Anne was herself a daughter of a Baronet, Sir Lumley Robinson, so by this stage the house was owned by some of the more well-connected in English society.

Anne renewed the lease under her own name in 1726, and continued to do so until her death. Her son, Sir William Fytch, died the year before his mother, so her elder daughter Alice inherited the lease. Alice married Sir John Barker, 6th Baronet, owner of Sproughton Hall, Suffolk, four years later, and styled herself Dame Alice Barker. Her only son, Sir John Fytch Barker, died relatively young, and although Alice renewed the lease in 1775, there was now no family to inherit it on her death. Alice therefore sold it outside the family shortly afterwards. The purchaser was George Nassau, who was also the owner of the Belmont estate, possibly also acquired at the same time, the adjoining land to the Kemnal Estate to the west. Nassau had also acquired the Fytch Baker family home, Grimston Hall, Suffolk. It is doubtful that he lived at Kemnal, since he is described as being 'of Trimley, Suffolk' in New College papers.

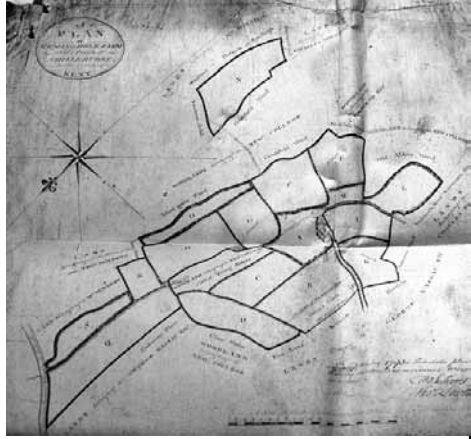
During these 240 years or so of ownership by the Comporte family, the Estate had continued to be a working farm but it was now the property of the landed gentry. In these later years it was almost certainly sublet to tenant farmers, and the farmhouse would not have been very distinguished. It is also clear that during these later years the Estate suffered from neglect. A valuation was undertaken for New College in October 1791. The valuer said of the property '*I never saw lands more foule or in worse condition....the buildings also being a house and barn are much out of repair*'.

A DESIRABLE RESIDENCE

However, this soon changed. After Nassau's death the remainder of the lease of the Estate was sold to a Mr Barrett; his ownership of the lease was confirmed by New College in March 1793. Barrett decided to build a new house, some way from the original location of

A PLAN OF KEMINGHOLE FARM

A plan of the Estate was produced in 1790 and it reveals a number of interesting features. The farmhouse was located some way from where the new Kemnal House was to be built. The farmhouse was situated close to (and to the northwest of) the junction of Kemnal Road with what is now called Belmont Lane, the footpath which crosses Kemnal Road at North Lodge. Access to the Farm was by means of Belmont Lane, which was then called Keminghole Lane; there was no footpath north onto the Maidstone Road, but Keminghole Lane did continue eastwards towards Sidcup, and is marked on the 1790 map as a right of way. This right of way still exists today as the footpath eastwards from North Lodge. There was also a right of way to the south over Woodheath - there had been a dispute which was settled in 1607 to allow the Comports to continue using the footpath there. A further feature of the map is the naming of the fields and woods that comprised the Kemnal Estate.



The plan and the valuation were produced as a result of a dispute between New College and at least one of the neighbouring land owners about the location of the boundaries. George Nassau was certainly involved, and a letter from him regarding the dispute is held at New College. The dispute was resolved by means of arbitration, which required taking evidence from the landowners, and older residents of the area, and resulted in the Kemnal Estate being clearly defined in the plan and valuation. See page 170 for a description of the different parts of the Estate.

the farm buildings. The new house was built on higher land to the north-east of the original location, on part of what was called Gravelpit field. This new house had open fields to the north and south, such that it could be said to be in a residential park, and had a good view of Shooters Hill to the north. The style of the house was such that the house and its location would appeal to the gentry or the wealthy middle classes.

The first evidence of its attractiveness to the wealthy was in 1798 when a new eight year lease was granted to Sir Archibald Macdonald (see opposite). He was by then Lord Chief Baron of the Court of Exchequer, one of the three parts of the High Court in London. Archibald was head of the Court, the equivalent of the Lord Chief Justice now. He had been born in 1746, was a barrister, and was appointed Solicitor General in 1784 and Attorney General in 1788. He was clearly a man of importance and influence, and features as one of the participants in James Gilray's cartoon of the struggle over the French Commercial Treaty of 1786. He would have lived in a house that reflected his status. He later moved to Park House in Hanwell, and was created 1st Baron of East Sheen in 1813. He died in May 1826 aged 80.

SIR ARCHIBALD MACDONALD

Born in 1746 on the Isle of Skye, Archibald was the third son of Sir Alexander Macdonald, the 7th Baronet of Skeat, Isle of Skye, and Lady Margaret Montgomerie.

Alexander died in the year that Archibald was born, and the baronetcy passed to his eldest son, James.

James was an accomplished scholar, and became known as the Marcellus of the North. He was given a public funeral when he died, aged only 24, funded by the Pope, Clement XII. The title passed to Alexander's second son, Alexander.

Archibald became a barrister, and was clearly moving in influential circles. He was appointed as Solicitor General in 1784, and Attorney General in 1788, before being appointed Baron of the Court of Exchequer in 1793.

He had married Lady Louisa Leveson-Gower, daughter of the Marquess of Stafford, in 1777, and they had three children:

- *Louise, who died apparently unmarried in 1862*
- *James, born in 1784. He married three times, including the daughter of the 4th Earl of Albemarle, who was also the 4th Baronet of Ashford,*
- *Caroline Diana, who married the Rt Rev Dr John Randolph, who was chaplain to Queen Victoria, and Prebendary in St Paul's Cathedral.*

Archibald was created 1st Baronet Macdonald of East Sheen on 27th November 1813.

He had left Chislehurst by 1806 and moved to Park House Hanwell. If he had stayed in Chislehurst, would he have been 1st Baronet of Chislehurst?

He died in May 1826. His title was passed onto his son, but became extinct in 1919 on the death of his great grandson.



© National Portrait Gallery, London

THE FRENCH COMMERCIAL TREATY

*This was a treaty signed between Great Britain and France in 1786. It effectively ended, for a brief time, the economic war between France and the British and set up a system to reduce tariffs on goods from either country. It was spurred on in Britain by both the secession of the thirteen American colonies and the publication of Adam Smith's *The Wealth of Nations*. British Prime Minister William Pitt the Younger was heavily influenced by the ideas of Smith, and was one of the key motivators of the treaty. Obstacity in negotiations on the part of the British made the commercial agreement almost wholly beneficial to the British, and the unequal protection on certain industries ended up hurting the French economy. This treaty was considered to be one of the grievances of the French people that sparked the French Revolution.*

THE FIRST NEW HOUSE: KEMINGHOLE HOUSE

The new house was on two floors, with additional rooms in the attic, and a substantial cellar. The Georgian style house, facing north, had an extended bow front which made its otherwise square and plain façade more distinctive.



On the first floor were six bedrooms and two dressing rooms with a room for a night commode.

The ground floor comprised a Drawing Room, Breakfast Parlour, a Study and separate Library, a Dining Parlour, and a Conservatory.

The Butler's Room, Housekeeper's Room, Servants' Hall and interestingly a Gamekeeper's Room, were also on the ground floor.

The Kitchen, Scullery and Larder were in the cellars.

Attached to the house to the east were farm buildings and a new entrance had been opened up to the north of the Estate directly onto the Maidstone Road, where a new entrance lodge had been built.

For more information on this new building see page 168.

After Macdonald left, in 1806, without renewing his lease, Sir William Leighton took a new lease on the Estate, which he renewed twice, in 1814 and 1820. We know little about him, except that he was appointed Lord Mayor of London in the year he moved to Kemnal. He lived at the house until his death in 1825. After his death his representatives renewed the lease once more until 1831.

The new building and the lay-out and use of the Estate had clearly improved things, since a valuation of Kemnell Farm in March 1812 records an increase in the annual value of the land, and notes: *'This estate is rural and pleasantly situated. The lands are of a strong texture. The short distance from the Capital of London renders it capable of the greatest improvement, being only 11 miles [from London] on the Turnpike Road to Maidstone'*.

Mr William Rice was the next tenant in 1832. He renewed in 1840, but for reasons unknown immediately put the unexpired portion of the lease up for sale. The buyer was Mr. Martin Atkinson. We can find no further substantial information on these two gentlemen.

The particulars of sale for auction, on 13th May 1841, make for interesting reading, and are reproduced on page 168. They describe the property as *'Kemnal House (otherwise Keminghole). An admired abode, with its manorial rights and privileges...'*. Estate agents were clearly willing to bend the truth then, as some are now, since in a valuation report in

1847, the valuer was forced to comment ‘*We cannot ascertain that there are any manorial rights....*’.

ADOLPHUS SLADE

Martin Atkinson died in 1846, and his widow Elizabeth sold the remaining part of the lease of the Estate to Mr Adolphus Frederick Slade for £5,500 in December of that year. The sale was once again by auction, and the same particulars that had been used only five years earlier were used again, with one significant change: a water-closet had replaced the night commode on the first floor!

Adolphus Slade was a stockbroker, born in Battersea in 1804, and was to live at Kemnal until 1871. He was forty years old when he married the nineteen year old Charlotte Amelia Hulme in 1844 in nearby Wandsworth. His late marriage still allowed the pair to have eleven children, six sons and five daughters. At least three of his sons followed him into the stock-broking business: by 1871 the eldest son, Adolphus Hulme, was a Member of the Stock Exchange, and two of his sons, Edmund and Ernest, were described as ‘*Clerks at the Stock Exchange*’. At this time most of the family was living at home; none of the daughters, Fanny, Florence, Amy, Ada or Laura had married, though Walter and Sydney were away at school. Percy may have died in infancy. Adolphus proudly claimed in his entry in the 1871 census that he was ‘*Landed Proprietor & Occupier of 246 acres of land – Employing 23 labourers, 5 boys & 3 women*’.

He made significant changes to the house and to the farm buildings during his twenty-five years here. He extended the house, so that there were now seven principal bedrooms, and a water-closet on each floor. There were more servants’ bedrooms, and the main reception rooms were also reorganised and increased in size. He achieved this by building an extension to the rear of the original house, thus maintaining the elegant north-facing front of the house. He also rebuilt many of the farm buildings, and converted much of the Estate land into pasture. He negotiated lengthy twenty year leases with New College, presumably to give him security of tenure in light of his expenditure on the house and lands. The comments in the valuation reports (reproduced on the next page) at two dates, May 1847 and eleven years later in May 1858, show how the quality and value of the Estate continued to increase. These documents show that there was still uncertainty over the name of the house and Estate.

Adolphus had agreed a lease in 1847. In 1854 he renewed for a twenty year period. But in 1861 that lease was set aside, and a new lease granted until 1881. There is no indication as to why this should be. However, this lease was not completed. New College had decided to sell its freehold interest in the Estate. In discussions with Adolphus he agreed to surrender the remainder of his lease for a capital sum of £6,000. The College had to raise this sum by mortgaging the property, by which means they raised £6,250. Adolphus and some of the family moved to Wandsworth. Adolphus Frederick died there in 1875, aged 71. Two of the Slade daughters stayed to live locally; at the end of the 19th Century Belmont Cottage, on Belmont Lane (then called Kemnal Lane) near the junction with Green Lane, was occupied by sisters Fanny and Ada Slade. Adolphus had acquired part of the Belmont Estate, to the west of Kemnal, where there is now a road named after him - Slades Drive. The family

TWO VALUATION REPORTS, 1847 AND 1858

In 1847 the property was referred to as Kemnal Manor Estate. The annual value was £320.

'The property comprises a convenient and substantial residence, with good offices, in good repair. The present lessee has expended a considerable sum in decorative repairs. The out-offices comprise stabling for six horses, double coach house, etc. These buildings are slightly built of timber and tile.

The farm buildings comprise a large barn, stabling for cart-horses, granary and cart shed, with timber and pan-tile. There is a good garden which has wall on one side only.

The Greenwich railway has greatly added to the facilities of reaching this district; by means of this line the Merchants can reach London in about three-quarters of an hour. This has considerably added to the value of property in this locality. We cannot ascertain that there are any manorial rights.....The farmland is well cultivated.....The timber is generally young and growing.....The lessee is now creating a conservatory.

We are of the opinion, taking into consideration the eligibility of the situation for the Residence of a London Merchant of respectability.....that the annual value is £320.'

By May 1858, it was referred to as Kemnal Park, with an annual value of £400, and a capital value of £12,000.

'I have surveyed the Estate of Kemnal Park, held by Mr. Slade...

It comprises a very convenient and substantial residence in good repair, containing Dining, Drawing, and Breakfast rooms, and a small Library, with suitable servants' office and very good Bedroom accommodation. There are two conservatories communicating with the Breakfast room, and extensive Pleasure Grounds. The Out Offices comprise Capital Stabling, Coach house, kennels, Coachman's Lodge, a large range of Farm buildings and Bailiff's House, all substantially built, but placed a little too near the Residence. Detached is the Gardener's Cottage, which is of an ornamental character and an excellent walled garden.....The Residence is approached from the Turnpike and by a neat Lodge and Carriage Drive.....The acreage of the whole Estate is 133 acres.

The Lessee has thrown down the fences, and laid nearly the whole of the land down to Pasture, thus giving it a Park-like appearance.'

continued to own this property after they had left Kemnal Estate².

The sale of the now vacant Kemnal Estate was by way of auction, on 8th August 1871, and brought to an end almost 500 years of ownership by the College.

THE PROVISIONS OF THE NEW COLLEGE LEASES

Before we look to the next owners, it is interesting to review some of the terms of the leases granted by New College. Leases were generally for eight year periods, and once granted

² *Adolphus Hulme Slade married in 1877, but his wife died before 1881. He later moved to Leeds, where he married Mary Ann Asterley in 1887.*

could be renewed every following eight years without limit. All leases commenced on the day after Old Michaelmas Day, 10th October (the eleven day difference between old and new was created when the Gregorian Calendar was adopted in 1752, which is why our tax year ends on 5th April and not 25th March). The leases were granted on payment of a capital sum representing the discounted value of the annual value of the Estate. Lessees were able to sell the remaining portion of the lease with the College Warden's permission. Once they had obtained permission to sell an unexpired lease, they were able to retain the proceeds of sale.

In addition the lessees were obliged to provide '*yearly good and sufficient meat, drink, and lodgings*' for the Warden and scholars of the College when they visited the manor on their annual progress, '*also stable room, hay, provender and litter*' for their horses. Each year they had to carry two hundred faggots (bundles of sticks for fuel) to Deptford for transporting to the Warden's lodgings in London. Later this was changed to four horse-loads of well-burnt charcoal (charcoal was still being made in the woods in 1794). Later still this was changed again to the annual payment of £1 18s. and the provision of 434 gallons of Wheat (or the Oxford market-place price thereof, which in 1841 was said to be £20 or so). The lessees were provided each year with a uniform of the cloth of the servants of the College.

THE CREATION OF KEMNAL ROAD

Mr Samuel Bailey Verney Asser bought the house and lands at the auction in August 1871. The Sale Particulars are shown on page 171, together with a plan of the Estate at that time. New College's agent reported to the Warden: '*After much haggling I obtained the following terms—£23,000 for the Estate and timber, £500 for fixtures and £11 for rent due up to completion of sale*'. Asser was living at the time at Lessness Hall, which is now in Upper Belvedere. The agent described him in the same letter: '*a gentlemanly looking man and retired Corn Dealer*'. Clearly Asser had been impressed by the references in the 1871 Sale Particulars to the potential for development of the Estate. He did not live at the house, but set about increasing the value of the property.

He demolished the 1794 house and built a new house on the same site. This was completed in 1875. Meanwhile, in December 1873 he made arrangements for rights of way for the owner of the Kemnal Estate to the south, over Woodheath, at that stage owned by Viscount Sydney. This was referred to in the 1871 particulars as being a private road and it was the granting of a right of way that created Kemnal Road. At the same time he built the northern end of Kemnal Road, running along the edge of Kemnal Estate, parallel and to the west of the existing Entrance Drive from the Maidstone Road, thus creating the full extent of the Road from the Commons to the Maidstone Road. He built a new Entrance Lodge on this new road, and made this the principal Lodge.

On 24 June 1874 Asser sold fifty-seven acres, including Great Horsey Mead, Old Alders, Upper Broomfield and Grubfield Woods, to Henry Tiarks, for the building of Foxbury as his country house, and granted him rights of way, both north and south. He also purchased additional land to the east of the property, mostly from Viscount Sydney, filling out the estate on that side to its current extent. He retained the Walled Garden and the Farm buildings, even though, as the 1858 valuation mentions, they were '*placed a little too near*

THE SECOND NEW HOUSE: KEMNAL MANOR

Full details of the new house of 1875 can be seen on page 174 , together with a plan of the house. It was built of yellow brick, with attractive wood facings. The picture here is from 1915.



- On the ground floor there was a large entrance hall, leading to a drawing room, conservatory, dining room, morning room, study, and billiard room.
- There were fifteen rooms on the first floor, including 6 main bedrooms, two dressing rooms and two nurseries. There appears to have been only one bath room. Two of the bedrooms had their own en-suite toilets, otherwise there was only one toilet for the remaining occupants.
- There was a small second floor, for servants and water tanks, and an extensive basement.
- To the east were farm buildings and stables.
- The main entrance was to the north-west through the Kemnal Road Lodge entrance, which brought visitors to the main entrance on the north side of the house. There was another lodge entrance on the Maidstone Road.
- In addition to the large Park to the north of the house, there were kitchen gardens, glass houses and to the south of the property an area called Lawns and Pleasure ground.

the Residence'. He also called the estate Kemnal Manor, which it was now to be known as until the present day.

We should be thankful that Mr. Asser did not succumb to the temptation to maximise the development of the Estate as proposed in the Sale Particulars: '*There can be no doubt that, if the Property is judiciously laid out for Good Homes, it may be made a Profitable Building Investment...*'.

All this took six years, after which Asser sold the new house, the remaining lands, and the north part of Kemnal Road, to Richard Johnson, a seventy-one year old retired metal-merchant from Manchester. Johnson died in February 1881, so that at the time of the April 1881 census, his widow, Emma Johnson, is shown as the owner. Emma was born in Lancashire in 1815, and was aged 66 at this time. Her niece, Ramona Johnson, aged 38, and her grandson, Richard Johnson Walker, aged 12, were living with her.

After Emma's death in 1894 Kemnal Manor became the property of Richard, her grandson, '*son of the High Master of St Paul's School*'. He was a clerk in holy orders, living at the time at Little Holland Park in London. He let the house to Mr Thomas Brailsford from Newcastle upon Tyne. Thomas was born in 1841, and describes himself as a Gentleman in the 1901 census. His wife Martha was born in Yorkshire in 1847. They had five daughters and four sons with them in 1901. The eldest was 37, and the youngest 13. The daughters were Mary

'Mr. Richard Johnson, J.P., of Manchester, and Kemnal Manor, Chislehurst, died February 16, in his seventy-second year. He was senior partner of the firm of Johnson, Clapham, and Morris, metal merchants, and also of the firm of Richard Johnson and Nephew, of the Bradford Wire Works, near Manchester, and was interested in the Bradford Colliery Company. The wireworks are known all over the world, part of the Atlantic cable having been manufactured there. He was at one period president of the Manchester Chamber of Commerce'.

(37), Florence (26), Maude (25), and Beatrice (23), all born in Yorkshire, and Dora (18) born in South Wales. Their sons were Robert (22) and Harold (21) both born in Yorkshire, William (15) born in South Wales, and Alfred (13) born in Plumstead.

The Brailsford family had left by 1911, when the house was sold by Richard Walker to James Hermann Rosenthal. The sale was agreed on 22 November 1911, and for £14,000, James Rosenthal acquired the House, farm, woods and lands totalling 64 acres. He also acquired the rights of way, ownership of the northern end of Kemnal Road, and for a further £1,091.17s.6d. he inherited undertakings by

Henry Tiarks not to build on adjacent land. Finally, he agreed to maintain the northern end of Kemnal Road open to other users.

SIR JAMES AND LADY KEMNAL

James Rosenthal was British Managing Director of Babcock & Wilcox. He was instrumental in making the company successful internationally by leading the development of steam generated electric power, and the widespread use of the Babcock & Wilcox steam boiler. He was knighted in 1920 for services in support of the war (more can be found about his life on page 156).

Before moving to Kemnal Manor, he and his wife Linda lived at Quarries, Park Hill Road, East Croydon. He adopted the name Kemnal in 1915, after the uproar following the sinking of the Lusitania. He had married again in 1905 after an earlier divorce. Linda Larita de Leuse was the daughter of Clement de Leuse, Nyallo, Victoria, and was a British subject. She was 13 years younger than her husband, and their only surviving child, Stuart, was born in 1915, when James was 51. A local man, Mr Marchant, who worked on a nearby farm, remembered Lady Kemnal: *'She was a bit of a tartar – she liked to have things her own way'.* She complained to his boss when he shot rabbits, which she liked to see on her lawn, and there were tales of a chauffeur *'who was unjustly dismissed'.* (On the other hand, short hand-written letters from Lady Kemnal that we have seen suggest a friendly, even playful, woman: *'Kemnal Manor, 26th November 1927. Dear Rosyibus, What on earth is the enclosed about?'*



Sir James Kemnal with King George V, 1920

'Lady Kemnal used to go to Art classes at Blackheath and there she met my mother and the two became friends. My mother used to visit her at Kemnal Manor. My recollection of the Manor in its 'heigh-day' was, when I was a small boy in the early twenties, my sister and I were invited to accompany my mother to have tea with Lady Kemnal at the Manor. There was one of those service lifts which went down from the sitting room to the kitchen – one pulled a rope to get it started. Stuart, the son, was smaller than we were. On one occasion we were very naughty and bundled Stuart into the lift, pulled the rope and sent him down to the kitchen screaming his head off. Mother gathered us up and took us home in disgrace, and I don't remember going there again.'

Recollection by George Ainsworth Wates. He was a solicitor who acted for the Glinn family. The Glinn family benefited from the will of Stuart Kemnal when he died in 1950, and as a result, Ainsworth Wates was asked to become a trustee of the Kemnal Manor Estate, which he remained until the Estate was finally sold in 2000. As a result of his being appointed he became involved in the administration of the Estate. He died in 2002 at the age of 88.

I place the effusion, very gingerly at your feet!! Reichsschulden verwaltung – sounds like a growl – and Grafenschaft – sounds like a bite! Much Love. Aunt Lyn'

The Kemnals had a holiday home, 'Storm', at Banks Road, Sandbanks, Poole, Dorset. They maintained at least one steam yacht here, The Onara, which was featured in The Yachting World, and they spent as much time as they could there. It was here that James died in February 1927, following an illness that incapacitated him the previous September. He was buried in Shirley, south of Croydon. After her husband's death Lady Kemnal and her only son, Stuart, spent increasing amounts of time at Sandbanks. One of the reasons for this was that the Sidcup bypass was extended at the north east of their property in 1935, and this had the effect of increasing the amount of traffic which would be seen and heard at the house. By 1939 they were living at Sandbanks almost permanently, and Lady Kemnal was content to allow Kemnal Manor to be requisitioned for military use during the war. She died in July 1943, and the family never returned to Chislehurst.

STUART KEMNAL AND THE MYSTERY OF HIS DEATH

It is noticeable that James Kemnal's will, dated 18th May 1926, less than a year before his death, left virtually nothing to his wife. It appointed his nephews Roy Glinn, Horace James

*Kemnal
Manor in
1915 from
the south*



THE KEMNAL HOME

The Kemnals made substantial changes to the inside of the house. These were reported in the Architect Magazine in 1915: 'The drawing room was added to, making this room 45 feet by 20 feet. Additions were made to the library and music-room. The lounge and music-room are panelled in oak, and the dining-room in mahogany. A new oak staircase leads out of the hall to the first floor, and a wide gallery runs all round the hall, serving all the principal bedrooms. The bedrooms on the first floor are arranged in suites with dressing-rooms and bathrooms attached to each. The elevations of the house were built in brick, and when the alterations were made these were rough-casted and treated with half timber, giving the house a more interesting character. The architect was Mr Victor Wilkins.'



From above, clockwise, dining room, drawing room, drawing room from another angle, hall stairs, hallway, hall fireplace.



and Archibald Hall-Brown as executors, together with his wife. He left his '*wines, liquors and consumable stores*' to his wife, and his '*watches, jewellery, trinkets, books, guns, and other sporting effects*' to Stuart when he reached the age of 20. He left his own five brothers and sisters a small lump sum each (totalling £23,000), with the balance of his estate on trust for his son on obtaining the age of 25, which he did in 1940, with the income from the capital in the meantime being used for Stuart's maintenance and education. There is nothing in the will that left Lady Kemnal any capital or a life interest in any of the assets. Indeed James's will went on to direct that if the annual income from the trust was not sufficient to meet Stuart's needs, Lady Kemnal would have to make up the difference '*out of her own moneys*'. It is possible that James had previously settled assets on his wife, though this is not referred to in the will, but otherwise one can only imagine that Lady Kemnal had assets of her own, which were ring-fenced from her husband. When Lady Kemnal died in July 1943, her estate was valued at £49,800, and once again Stuart was the main beneficiary. When Stuart in turn died in 1950 his estate was valued at £480,960.

Stuart had been born in 1915, the year his father changed his name to Kemnal. He went to school at Bickley Hall, but apart from Ainsworth Wates' recollections, we know little of Stuart's childhood. After he came of age he became an hotelier, based at the Bull Inn, Barton Mills, Bury St Edmunds, but also owning the Royal Hotel in Teignmouth, and Stitchpool Farm in Devon. He continued to own Storm, at Sandbanks, as well as Kemnal Manor. He was clearly a very rich young man, but apparently not a happy one.

He committed suicide on 7th March 1950. According to the report in the Sussex Daily News Stuart rented a bungalow, Coombe Cottage, East Preston, Sussex. He had taken it for a month from 24 February, and took possession on 6th March. He had to ask how to use the shilling in the slot gas meter, according to the estate agent, and he acted in an eccentric way. Two days later he was found lying on a mattress on the kitchen floor with his head in the gas oven. He had blocked up the window with a blanket, and had taken some opium tincture before he died. The coroner recorded a verdict of suicide with insufficient evidence to show the state of his mind, but said '*It seems likely that this comparatively young man took this house for the purpose of committing suicide in it*'.

One wonders what caused Stuart to take his life in this way. Anecdotal evidence is that he was of weak character from childhood and may not have been able to resist pressures that others were putting on him. His will indicates that he had a very close friend in Mervyn Seabrook, who was also his business partner. He wrote a will in 1947 to which three codicils were added over the next three years, leaving more and more of his assets to Mervyn. This suggests some mounting pressure on Stuart. Mervyn died in 1993.

OCCUPATION BY THE WAR OFFICE

The house was requisitioned in 1939 by the War Office. At first the Ministry of Supply was based here, but they later moved to Bickley, and the Ordnance Board was relocated to Kemnal Manor from Woolwich. The Ordnance Board consisted of munitions experts, whose purpose was to advise the Army Council on the safety and approval of new weapons. Kemnal Manor became the HQ for the REME (Royal Electrical and Mechanical Engineers),

WILL OF JAMES STUART CLEMENT DAVID KEMNAL

His address is given as The Bull Inn, Barton Mills, Bury St Edmunds, Suffolk. The will is in four parts:

1. *The will is dated 11 March 1947, and the following are the main provisions:*
 - *Previously settled securities in Suffolk Hotels Limited on Mervyn Willoughby Seabrook, declared to be free of inheritance tax,*
 - *£50k to Mrs Dennis Bartlett (formerly Miss Marjorie Hill, maid at Kemnal Manor),*
 - *£5k to Louisa May Friend (formerly cook at Kemnal Manor, and then housekeeper at Storm),*
 - *£100 pa annuity to Florabel Pitick (formerly maid at Kemnal Manor)¹,*
 - *The Balance equally to his three cousins, Mrs Minchin, Captain Horace James, and Mr Roy Glinn.*
 2. *An undated codicil leaves to Mervyn Willoughby Seabrook:*
 - *All Stuart's wearing apparel, and*
 - *All household furniture, linen china glass books pictures and other effects and ornaments at Bull Inn, and Larkspur Cottage Barton Mills.*
 3. *An undated second codicil leaves to Mervyn Willoughby Seabrook, free of tax:*
 - *The Royal Hotel Teignmouth, Devon, and all fixtures and fittings at the hotel for life (including income arising from invested proceeds of sale), and*
 - *Value of stocks at the hotel, and any debts owing to Stuart Kemnal at time of death.*
 4. *A third and final undated codicil enables Mervyn Willoughby Seabrook to live at Stitchpool Farm, Devon, and provided he did so, to have the value of the freehold free of tax.*
- 1 *Nothing to other servants (including Kate Knight, David Sellar, Bill Drage & Olive Savage).*



Drawing of the house and some of the grounds from 1894

Southern Command, and remained as such until 1961.

A report dated February 1957 from the Chief Inspector, REME Chief Inspectorate, whose address is given as 'Kemnal Manor, Kemnal Road', confirms that it was still actively being used at that time.

The house was abandoned after REME left, and shortly afterwards, in 1964, it was destroyed by fire, and reduced to a ruined shell. The remains were pulled down for safety reasons some time later. The northern part of the Estate was sold by the Trustees of Stuart's will to the London Dock Labour Board, and was later developed into a sports ground, but the rest of the estate has remained empty, and has since been designated as part of the Green Belt.

PROPOSALS FOR DEVELOPMENT

Following the 1964 fire, the joint owners had been advised that the cost of reinstatement would exceed £35,000. However, the building had been insured for only a nominal amount, and according to their advisor's letter, '*having regard to the extent of the damage, the owners were 'faced with substantial expenditure to re-instate the building'*'. They had, only 14 days before the fire, completed negotiations for the Estate to be taken over by a

PHYLLIS BRADY - WORKING AT KEMNAL MANOR IN THE 1950S

(reproduced from the Chislehurst Times, July 8 1998).

'I believe the house was mid to late Victorian. It wasn't particularly attractive from the outside, but inside it was obvious it had once been a grand house.

The entrance hall, dining room and library were all panelled in oak. The impressive staircase led up to a gallery. The hall was dominated by an enormous fireplace with a copper or brass hood. An organ and a wooden pulpit were left over from a previous owner who would preach to his staff. The ground-floor rooms had Adams-style fireplaces. We, as typists, occupied what must have been the music room, as it had a platform at one end, presumably to house a grand piano. The dining room became the officers' mess.

Outside there was a fine clock tower and stables with a cobbled yard, where the military vehicles were housed. Huts were erected in the grounds to serve as a canteen and social club. The grounds were extensive, with many trees, several kinds of rhododendrons, and a walled garden where we could walk in our lunch-time. I think the estate might have linked up with Foxbury while the

MoS were in residence, but not when the REME were there. In the grounds was a lake, and a mysterious building used for some 'secret' military operation.

After the REME moved out in 1961, the Docks Labour Board, which had a playing field adjacent to the grounds, was interested in buying the property and converting it into a convalescent home, but it fell through and the house was eventually demolished.'



A photograph of the house with the REME huts on the south side, 1960

MY MEMORIES OF THE ROYAL ORDNANCE BOARD AT KEMNAL MANOR 1939 TO 1942 by Gretta Evans (née Edmonds)

I joined the Royal Ordnance Board at Woolwich soon after my 16th birthday in 1938. I joined as a clerk -typist at a weekly wage of nineteen shillings and ten and a half pence and I started at 9.45am, regulations for 16 yr olds in the Civil Service at that time. There were six of us in the top of the Victorian house, where the Board was, presumably the Nursery. I can remember nearly all the names of the typists. Head of us all was Mary Jones, a chain-smoker, always wreathed in smoke and ash - and we all loved her. Then there was 'Hack' Miss Hachworthy a prim lady with glasses but always kind. Then Betty Heather, a lovely girl - and my best friend, Joan Guerr who I corresponded with until her sudden death at the age of 70. There was another Joan who later married one of the Scientists at Kemnal, so she was then Joan Symes, six of us. There were several officers in the building and they seemed to be from different Regiments. I used to do some work for a Captain in the Royal Inneskillen Fusiliers who wore a Green jacket and tartan trousers. As far as I can remember there was no khaki worn at that time, just the dress of the Regiments they belonged to.

One rather bizarre memory of those days was when a messenger came up to the office and requested us to join the Officers, in the Board Room - to listen to the Derby on the wireless! We sat at one end of the large oval table and all the Officers sat at the other end. In the middle of the table was the huge wireless, probably with batteries. We were each given the name of a horse on a piece of paper, and we listened, and I am afraid I can't remember who won- It wasn't me! I wonder if this was the possible first broadcast of the Derby (it was a Wednesday then) as the first broadcast of the Boat Race was in 1938. We were all very happy working together and Joan and I went to night classes to study for our Civil Service exams, which we both passed - so we were fully fledged Civil Servants.

In 1939 as war loomed, we were very alarmed when we were told that the Board was to be moved to a place of safety in the Country at Kemnal Manor - in Chislehurst at the outbreak of war. It was better for me, as I lived in Welling and was within cycling distance. A few days before we moved in, I cycled up the long drive, and witnessed the furniture being moved out in two large removal vans - I was amazed how lovely it all was, and I couldn't wait to move in. I can't remember my very first day, but we had the dining room as the typist's office and my desk and Joan's faced the huge sideboard with mirrors, the window was behind us. The work came to us by the Messengers - men whose sole job was to do all the running about and came to and fro with work between the typists and the Officers, who were upstairs in the



Kemnal Dining Room - our office

bedrooms and other bigger rooms on the ground floor. I never remember any telephones at Kemnal - there was perhaps a line to the Colonel - but we never had need of one - as the Messengers did all the communications between us and the Officers.

Life was very happy there - we had the grounds to wander in, the lake to sit by in our dinner hour and there was a tennis court, where we all played - having knock out tournaments, but this must have been later when we had a huge intake of staff. One thing I do remember in the first week we were there, September 1939, the staff already at Kemnal Manor were kept on, they needed gardeners and maintenance men and I am sure women must have been there to do the cleaning. There was a little hut where produce from the garden was sold to us, vegetables and surprise - surprise chickens! Chicken was something you only had at Easter or Christmas - it was a great luxury to have chicken! They were dressed ready for sale I think. This must have been soon after we all arrived and the gardens for food were no longer needed. Which is a surprise as they were digging up Danson Park in Welling for allotments for people to grow vegetables? Our cosy way of life was soon to end, as the volume of work was so great now the war was on, we needed a huge increase in the staff to cope with it. We had new desks put in the dining room and we were pushed closer together and for me the atmosphere changed and our cosy world of the six of us was over.

I cannot remember any of the names of the girls who joined us, but we must have all got on with each other. There were also a lot of men arrived who were called 'Boffins'. They were housed in newly built Nissen huts, and one of them 'Leonard Evans', became the love of my life. (Leonard and Gretta are pictured on the right together in 1940 in Danson Park, Ed). There were Scientists and Physicists, working on guns and armaments and little secrets I'm sure. Quite suddenly the place seemed to be heaving with extra people.

One day I will never forget - our men had come back from Dunkirk - and we were alone and about to face the might of the German Army poised across the channel! We knew they were going to invade us by parachutes, so all the open spaces, including the fields outside our dining room window, were hastily made uncomfortable for them to land. Old farm carts were moved onto the field, stakes hammered into the ground, anything to impede their fall and we waited. We kept looking out of the window expecting this white cloud of parachutes to arrive and we joked at what we would do when the Germans came but really we were all terrified. The days wore on and they didn't come - Churchill's speech - 'we will fight them on the beaches' - spurred us on and on the Sunday we all went to Church saying 'Please God don't let them come' and it must have worked as Hitler changed his mind and sent his troops to Russia instead.

As there were so many men on the site, it was decided to form a Local Defence Volunteer force - the Dad's Army and most of the men joined in including my husband-to-be. Their uniforms were a band around the arm with LDV on it and they practiced with guns in the grounds firing at targets (no bullets). We had guards around the Manor at night, because one morning the angle-poise lamp on my desk wouldn't work and I discovered the flex was frayed - then someone found a bullet

in the wall left of the fireplace. It appears that on hearing noises in our office, the guard shot through the doorway and the bullet went through my lamp flex. There were rats about the place and their obvious droppings were sometimes on our desks.

The ladies toilet was upstairs in one of the bedrooms and was known as the throne room because a grand armchair was on a dais, with three steps going up to it on three sides, one lifted the lid and there was the toilet. Also in the room was a built in wardrobe and left behind was a very fat rose-coloured padded coat hanger - a reminder of its elegant past. There was a bathroom as well with the bath - a huge thing with a geyser at one end.

I usually cycled to work every day, but often came by bus and met Len, who had 'digs' in Sidcup and we would walk up the drive together. One morning, we heard an ominous 'crump' a little way-away - then another 'crump' a bit nearer and on the third 'crump' was a bomb, which landed at the base of the large tree just before turning left into the Manor. Just before the bomb landed, a cyclist had passed us and had arrived at the tree when the bomb fell. Three more bombs fell, but missed the Manor luckily. We both felt the heat from the bomb, but apart from my legs caving in - we were unhurt. However the poor man on the bike we were sure had been killed. When the flames and smoke died down, we proceeded to the cellars under the house - and as we passed the 1st Aid station there was the man sitting on a chair covered in blood, but alive. We heard afterwards, that he had been flung from the bike by the blast and a telephone wire had come down and cut a vein at the back of his neck - causing a lot of bleeding, but when he was cleaned up - the only sign he



had been hurt was a sticking plaster across the back of his neck - a miracle really! This was 8.45 in the morning - a lone German plane unloading his bombs - or did he know what was really going on below him?

We all enjoyed our war at Kemnal Manor - but after two years there, my fiancé (by 1941) had had enough of the Civil Service and decided to join the Navy as a Schoolie - a Schoolmaster Lieutenant based in the Holy Loch teaching Echo-Sounding-Anti Submarine device ASDIC. We were married in 1944 - and my contact with Kemnal Manor was gone.

At that time when a girl married and you were a Civil Servant, you had to leave, but soon after that married women were employed and a lot of the customs went. My husband and I were blessed with two wonderful sons, then five Grandchildren and now a little Great Granddaughter who is nearly two, but lives in Australia. I am now 87 and will never forget the happy years I spent at Kemnal Manor.

Gretta and her husband Leonard

KEMNAL MANOR DAMAGED BY FIRE (Chislehurst Times 13 March 1964)

'...Kemnal Manor.....was severely damaged when fire broke out on Wednesday.

Firemen from Sidcup, Orpington and Eltham attended the blaze which was first noticed shortly before five o'clock.

The fire had gained a firm hold by the time the firemen arrived, and it was an hour before it was brought under control. Part of the ground floor and a third of the first floor and roof were severely damaged.

The mansion has been derelict for some time, and it is suspected that the cause of the fire was children playing on the site.'

'London company' for use as office accommodation. While the company was still interested in going ahead, it required re-instatement first. The owners felt that this was uneconomic, and proposed instead the demolition of the building, and the erection of one or more new buildings for residential use. They were prepared to negotiate with the Chislehurst and Sidcup UDC Planning Officer on what would be acceptable for the area, but mentioned that there was a *'very substantial waiting list for rented accommodation in this area'*. In support of their proposal they noted that Lady Kemnal had agreed only a nominal rent from the War Department when she let it to them in 1939. The present owners had therefore had no economic benefit from their ownership of the property since they inherited it, and *'having suffered such considerable hardship through loss of income throughout the period they are now naturally anxious to use the property to some benefit'*.

They proposed three alternatives for residential development, being: A – one 7-storey block of 56 flats, B – one 3-storey block of 12 flats, and two 4-storey blocks of 24 flats each, making 60 flats, and C – five 3-storey blocks of 12 flats each, making 60 flats.

The development proposals referred to other developments such as at Holly Bowers, and proposed that traffic access to this development should be both directly onto the Sidcup By-Pass and through Kemnal Road to the south.

The request was turned down, and in June 1965 there was an appeal from the decision of the Council to the Secretary of State (who was then Richard Crossman). The appeal



The northern end of Kemnal Road near the junction with Maidstone Road (A20) c1928

document noted that the appeal site was in an overgrown, neglected condition; the manor house had been severely damaged by fire; it did not appear to have been a building of any special architectural character; the stables and other outbuildings were in ruins; and the land around the house was left as a continuous expanse of grass and woodland.

The council recommended that permission should not be granted.

- The proposed development site now fell within the Metropolitan Green Belt (designed to preserve an area of mainly open country available for the purpose of recreation and enjoyment to those living in heavily built-up areas). The only development permitted in this area would therefore be limited to agricultural development, education or recreational development, or other open development, where the development was appropriate to the size of the site.
- Earlier requests had been made for development, including the erection of 36 married officers' quarters, and housing development adjacent to the Sidcup By-Pass, and all but one had been rejected. The one that was allowed was the proposal to allow the use of the house as office accommodation, and this was subject to a number of restrictions on extending the house.
- There were references to other requests for development at Foxbury, in 1938 and in 1951 (granted and then revoked, leading to compensation of £65,000), and at Holly Bowers in 1961 (denied, and then agreed when the size and extent were reduced to the 40 flats that were allowed, but only on appeal to the minister).
- The proposed access to the Sidcup By-Pass would be dangerous given the speed and density of traffic then using the road [what would they think now?].

The appeal was dismissed, and most of the land has remained undeveloped since then. The security bunker was sold for development in 1998 (see further information below), and in 2000 the remainder of the estate was sold privately to a local resident. Since then there have been a number of applications for development of the land, but until recently, all have failed to win approval from the Borough of Bromley, largely based on the reasons set out for the original application mentioned above.

However, in November 2006, permission was granted for the owner to change the use of the land to 'use for human burials'. While the land lies within the Green Belt, there is a shortage of land for burials within the London area, and this need has persuaded The London Borough of Bromley to accept this proposal (reduced in scale from an earlier proposal). There are a number of conditions, including the preservation of ancient woodland, landscaping to hide the limited number of buildings proposed, access to the site only from the A20 via a new access road, and an agreed programme of archaeological work. If the proposal does now go ahead Kemnal Manor is about to enter a new phase in its 850 year history.

Footpaths have been created as people have walked through the heavily wooded grounds over the last forty years, but these have been spoilt by tipping, vandalism and motorbikes. Nevertheless, even after the years of neglect, it is still possible to identify the different parts of the old Estate, with Ashen Grove still a prominent tongue of wood around the small stream, and Gravelpit field still an open area of grassland. But the area around the house and farm is now overgrown and wooded, so that, while some of the footings can be spotted here and there, it is difficult to see exactly where the buildings stood. The pleasure grounds and lawns to the south of the house are in the same state, and it takes an effort of imagination to visualise what the house and grounds looked like at the height of their glory.

OTHER BUILDINGS OF KEMNAL ESTATE

After the rebuilding in the 1870s there were a number of other properties around the main house. They included two lodges to Kemnal Manor, garden cottages, a coachman's cottage and a cowman's lodge. There was also accommodation above the stables, which later became the garage. All these are now gone.

KEMNAL MANOR LODGE (KEMNAL ROAD)

Robert Bottle (27) was the head of the household in 1881, originally from Brede, Sussex. His wife, Emma Harriet, was a year younger, and they registered their new born baby daughter, born in the same year as the census. Charles Tidy was a gardener living in the Lodge in 1891. He was 33 and from Oxted, Surrey. His wife, Rose (32) was from Maidenhead, and they had three children with them: Rose (8), Daisy (5) and Henry (3), all born in Chislehurst.



The lodge in 1960

In 1901 it is referred to as the coachman's lodge, and is occupied by David Williams (37) and his wife Margaret (37). (See page 174

Domestic servants at Kemnal Manor

There were five servants in 1861: John Chitteridge, (39), Butler, born in Bleasford, Dorset, with his wife Elizabeth, (42), from Norfolk, Maria Sheath, (23), housemaid from Brompton, Middlesex, Charlotte Enfield, (22), Nursery Maid from Maidstone, and Betty Howze, 22, Schoolroom Maid, from Chislehurst.

In 1871 there were again five: Sarah Barker, (22), Nurse, from Greenwich, Emma Emery, (26), and Maria Sheath, (31), both housemaids, and both from Brompton, Henry Fardo, 48, Butler, from Marylebone, and Penelope Murlefs, 31, Cook, Somerset.

There were five servants in 1881: Thomas Bough (21), the footman, from Wiltshire; Cecilia Hyles (22), housemaid, from London; Sarah Roase (40), ladies maid, from Cirencester; Jane Stokes (42), a nurse, from Poole, Dorset; and Emma Wall (25), the cook, from Shrewsbury.

In 1891 there were only four. The servant in charge was James Packer (34) the butler, from Bagshott. The cook was Sarah Powell (43) from Worcester, and there was a housemaid and parlour-maid: Frances Bolton (21) from Rutland, and May Mandall (18) from Hampshire.

There were four servants in 1901 whose duties are not disclosed: Bessie Kirk (24) from Bedfordshire, Sarah Albrook (19) from Plumstead, Ellen Larking (15) from Woolwich, and Ethel Parks (16) also from Woolwich. There is also a nurse, who is described as 'sick', Annie King (33) from Clapham. This seems a small number of servants given that they were supporting a family of eleven, most of whom were grown up.

The house was empty at the time of the census in 1911.

THE DRAGE FAMILY AT AVENUE LODGE



Bill in 1941

Bill and Maude Drage lived at the Main Lodge to Kemnal Manor, on Kemnal Road, for forty years. During this time it was named Avenue Lodge.

They moved into the Lodge in 1936 after they were married, when Bill was appointed as butler to Lady Kemnal. Bill was 21 at the time, and Maude was 20. The appointment was a short one, since Lady Kemnal moved permanently to her holiday home, Storm, at Sandbanks,



Maude in 1928

Poole, in 1937. Bill did look after the house while she was away, and occasionally had to drive down to Sandbanks on his motorcycle to deliver post and messages, but in 1939 the house was requisitioned by the War Office, and shortly afterwards Bill enlisted into the army. After the war he worked for the MOD based at Mottingham.

They continued to live at the Lodge for many years. Bill died in November 1974, and Maude stayed on at the Lodge for two more years. However following a violent burglary in July 1976 by two men with a shotgun, Maude felt vulnerable in the house alone, and moved out. She lived in Penge until her death, aged 86, in 1992. The house remained empty and was eventually demolished.

Their daughter Brenda was born at the house, and lives now in Orpington. Brenda took photographs of the Lodge and the house and residents, some of which are reproduced here, and remembers the house and the grounds, which were at that stage occupied by REME (see above). She recalls that with so many young servicemen staying at Kemnal Manor, it was a fun place to be as a teenager!



Maude, Bill and Brenda, 1960, Hastings

for a description of the lodge.)

The next, and last, residents, William and Maude Drage, were to be among Kemnal Road's longest residents. The house was now called Avenue Lodge (see the inset above for more information).

KEMNAL MANOR GARDEN COTTAGES

There were three families registered as living in the Garden Cottages in 1881, William Blackman, aged 55, from Preston, Wiltshire, and his wife Mary Jane, one year older, from Highway, Wiltshire, Alfred Hopkins, aged 30, from Waterferry, Oxford, and his wife Elizabeth, also one year older, from Escley, Herts, and Frederick Shults, aged 25, from

Chislehurst, and his wife, Jane (26) from Coltishall, Norfolk, with their one year old son, Henry. There are also two lodgers, Harry Newman (24), from Elsworth, Cambs, and Alfred Seymour (34), from Harlow, Essex.

In 1901 there is a reference to the Gardener's lodge, which appears to have been a new building. It was occupied by three Elizabeths. James Braizier (27) was a gardener from Ludgate Hill in London, and living with him were his wife (24) from St John's Wood, their daughter (3) born in Sidcup, and his widowed mother-in-law (60) born in Farnham, all called Elizabeth. They were to stay here for some 10 years. In 1918, George and Louise Harling moved in and stayed until 1924.

Evelyn Collyer and his wife Emma, and son Frederick, lived here from 1924, David Hart with his wife Matilda from 1934, and John and Emily Harding from 1937. William and Ellen Sellar were the last residents, moving in before 1945 and living here with their son Robert for another 15 years until 1959.

It is very likely that this building is the one known as Tudor Cottage by the children who used to play on the grounds of the estate after the REME left the site. (See page 110)



Garden Cottage, 1959



Rob Sellars in 1941

KEMNAL MANOR LODGE (MAIDSTONE ROAD)

Cornelius Weatherly, a local man from Orpington, was resident here in 1881. He was then aged 66, and lived with his wife Mary, aged 61, originally from Wickham, and their 22 year old daughter, Amelia. They also had living with them one granddaughter and two grandsons, Eliza Mary Peacock (9), Leonard William Peacock (11), and Walter Charles Peacock (6). The parents of these children are not identified. The lodge appears to have been empty for much of its life, and was eventually demolished after the land near the A20 was bought by the Docks Labour Board. See page 174 for a description of the lodge.

COWMAN'S COTTAGE

Tom Townsend and his family occupied Cowman's Cottage. He was born in Aston, and was living here in 1901, described as a stockman, with his wife, Jennie, their three children, and Tom's brother Richard. Tom was 40, and his wife was 32. She was born in Dalston, London. Their children were Tom, aged 5, born in Blackheath, Harold, 4, and Owen, 7 mos, both born in Chislehurst. See page 177 for a description of the cottage.

THE WHITEHOUSE (NOW THE GLASS HOUSE)

A bunker was built in the grounds of Kemnal Manor Estate after the war, and has since been converted into an unusual house. Kemnal Manor was requisitioned by the War Office in August 1939. It was not until 1951 that the bunker was built, adjacent to Kemnal Road, as part of the Civil Defence arrangements during the Cold War. This bunker was one of four identical bunkers to house war rooms which controlled the five civil defence sectors

into which London had been divided. It was administered by the London Fire Authority and the Civil Defence Authority, and had some twenty-one rooms.

A local account was related in 'The Cockpit'³ in January 1996. 'Soon after I came to live in Chislehurst in 1951, we watched the deep (30'-40') excavations and then the actual building. There are very thick reinforced walls and no windows.' The account continues when a few years later the writer was shown around. 'We were all taken inside and shown round by two men who said they came regularly to service the diesel engines driving the electrical generators, water and air pumps etc and to check food, water and fuel supplies. We were shown a map room, bunks, toilets, shower rooms, food, fuel and water storage; how air was filtered; radio (or was it telephone) communications equipment for contact with central government and other centres of regional government in the event of nuclear attack. We were told there was another such installation at Tonbridge (or Tunbridge Wells).'

The Bunker's life ended within a decade and it was abandoned, becoming something of an eyesore, but a great playground for local children, who called it The Whitehouse (see page 110). Over the years a number of plans had been put forward for its use, including its use as a recording studio. Finally permission was obtained to convert it into the Glass House, a luxury house with a glass roof and central swimming pool carrying a price tag of £2.75m. It has since been nominated for a number of building awards.

OTHER PROPERTIES

The houses on the west side of the north end of Kemnal Road were built after 1945, and we have not sought to trace their residents or histories.



Maidstone Road Lodge, showing the Maidstone Road (A20) at the Footscray Road junction.

CHILDREN AND KEMNAL MANOR - SOME FOND MEMORIES

Thanks to Andrew Barton, Jerry Bourne, Peter Kirk, David Lockstone, Michael Pinchon, and Colin Webster, who have sent in their recollections of playing in the grounds of Kemnal Manor. This is a composite note put together from their accounts.

The whole of Kemnal was an absolute paradise for young kids growing up and venting energy.

The Lodge to the Kemnal Manor estate was on the A20, at the entrance to the Dock Labour Board grounds. Its remains were still there when I was a kid in the late 40's early 50's. It was in a precarious state with no roof and I understood that it was the victim of a WW2 bomb but that that may have been fanciful imaginations of a young kid - most likely it was just derelict or damaged from a fire.

We used to play in and around the house (no health and safety then). I remember we found a penny in the rubble on what was the kitchen floor. This instigated a major search to reveal about 6d of green pennies with which I tried to purchase some sweets from a very suspicious shopkeeper!

The road from it used to lead right up to the 'Tudor House'. This had a small orchard at the back of it and a high wall. A small field (which horses were subsequently kept in) went from the wall, to the back of the occupied lodge house and to the side of Kemnal Lane. It was over this wall that we used to scrimp apples and pears, hopefully without being caught by the lodge keeper.

We came across the derelict manor by accident. I remember walking inside it but there were no floors so you could see down into the basement and up through the roof. I thought the staircase was still there but as I don't remember going upstairs it may be just the sides. Walking round the grounds there were high chain link fences possibly with barbed wire on top. Scattered around were hut frames (I thought they were metal Nissen type) and a little cottage type building (not the lodge). There were a lot of telephone cables running from the house to the road and the Pagoda ornament was still there and used to carry some of the cables.

Before it was set alight by vandals, Kemnal Manor had cellars underneath and out-buildings that were once used by the army. As kids we got into the cellars and found some odds and ends, such as a large felling axe, a massive cut throat razor made of wood (an old barbers sign perhaps or a stage prop). We also used to go looking for lead, which we sold to Cook and Bakers Scrap Metal Merchants in Sidcup.

We always had the feeling we shouldn't have really been there and used to frighten each other with various made up stories about the ghosts that were supposed to haunt the old building. It could be very spooky there, especially as darkness was setting in on a cold wet winter afternoon.

The effects of the fire were still fresh and we would climb up on the roof and into the ruined rooms. It must have been a magnificent building once, but I was young and did not appreciate such things then. The driveway from the Lodge had a sweeping bend to it, the grounds having lush shrubs and non-native trees, although I recall some large oaks.

I spent every day I could there, mostly with a friend, Peter Long. Peter and I would climb into the roof of the Manor and surrounding buildings, and clamber over the wooden beams in the loft, looking down perhaps 50 or 60 feet or so onto the ground. We could also climb up the old clock tower onto the roof and explore the old clock workings. It was extremely dangerous in hindsight, but was great fun at the time. One day we got there to find a whole section of roof had fallen in, where we had been playing some days before.

To the west of the Manor towards Kemnal Road I remember a wooded area that led to a very large black pond/small lake. The area around the pond must have been at one time some kind of ornamental garden, as at certain times of the year you could see flowers emerging which were obviously planted in some kind of order. I particularly remember large beds of snowdrops and then later on in the Spring the beds of daffodils. Also in the wooded area adjacent to the pond was a grave with a headstone (probably that of a much loved pet.) The inscription read something along the lines of 'for dear old Bob until you and your master are reunited'.

The black pond was the ultimate play area. Originally it was oval in shape with a large island to one end surrounded by a deep ditch that came and went back to the pond. Gil Neave and I used to chop trees down to make a bridge over that ditch and then tightrope walk over to the island. If you fell in though, you landed in 18" of water backed up by 4 feet of the foulest smelling black mud that you could ever imagine. It would take a lot of effort to get you out.

As kids we were told that Lord Kemnal's son was a lone child and that he wasn't allowed to play with other children. The rumour had it that he used to spend hours in his little boat rowing around the black pond. One day he fell out of his boat and drowned and his ghost was supposed to be seen on the water or by the pond. A complete load of codswallop, but that was the story at the time. A small boat could be seen on the pond from the road for years. We used to ride our track bikes around that pond. The bikes were home built, from old bike bits from the 'Tip' or 'Cook and Bakers' scrap merchant.

There was a ruined small cottage near the main house, and a tunnel system, probably air raid shelters, that ran through the cellars of the house to a separate entrance on the other side of the house. The wooden Nissen huts were still there, and we also played with a huge circular saw in one of the outbuildings. It still turned, but the belt had broken, and there was no power.

The 'Whitehouse' to us was everything from a Nuclear Bunker to HQ of MI5 when we were kids. We would squeeze inside via the steel door, which was stuck a-jar, striking matches to see our way. We found ourselves crunching about on the skeletal remains of birds that had flown in through the vents and not been able to fly out.

Kemnal had beautiful woods attached that my father would use for his bean sticks. I would go with him to cut them as a child. I believe we used to nickname them Bluebell Woods because of the abundance of bluebells that grew there.

THE FOXEARTH (FORMERLY WOODHEATH COTTAGE)



The Foxearth from the north in the 1950s

There was a cottage at the junction of Kemnal Road and Kemnal Lane in 1870, and probably for many years before that. It was originally called Woodheath Cottage, although after Foxbury was built it was also referred to as Foxbury Cottage.

The earliest residents we can trace are Harry Cheshire and his family in 1881. Born in Aylesbury, Buckinghamshire, in 1850, Harry had been a butcher. He married Emma in 1874 in Hanover Square (she was born in 1854 in Middlesex), and they raised 12 children. These were: Frederic (born 1876), Emma (1877), Harry (1878), twins Arthur and Albert (1879), Mary (1880), Philip (1882), Gertrude (1886), Frank (1888), James (middle name Hermann, after Hermann Tiarks?) (1890), Agnes (1892), and, finally, Ada (1895).

Harry gave up his job as a butcher, and turned to gardening, working for the Tiarks family. He described himself as a 'Gentleman's gardener', and there was a good relationship between Agnes Tiarks and the family. When daughter Emma became ill, Agnes arranged and paid for her to go the Cottage Hospital in St Paul's Cray, and later to Gower Street in London. There are many references in Agnes' diaries to her visiting the family, and the younger children attended the schoolroom at Foxbury.

James Hermann Cheshire

James Cheshire (born 1890) is buried in the Annunciation churchyard with his father. James emigrated to New York in 1911 at the age of 21, and worked as a meat cutter in Ohio until 1917, when he was drafted into the American Army and later sent to France at the end of that year with the American Expeditionary Force. He was killed in action on 30 September 1918.

He was buried where he fell, in the Argonne Forest, but his mother used a loophole in the regulations to have his body disinterred and brought to Chislehurst. His coffin arrived at Southampton on Friday 12 May 1922, was brought to Chislehurst by train, and conveyed to the church on a gun-carriage. He was reburied on 16 May 1922 after a requiem mass at the Annunciation Church.

The Cottage was not large, and it is difficult today to imagine life with 14 people in such a small space. When the last child was born, the eldest was 19, and perhaps had already left home, but nevertheless this must have been a squeeze. Harry died in 1905, and is buried in the Annunciation Church churchyard, and Emma moved to live in Frogmal Villas on Green Lane with five of her children and two grandsons. Harry is buried his son, James, who was killed in the Great War in 1917 (see panel).



Agnes resting in front of Foxearth, with daughter Aggie and two friends.

It is clear that by this time the property was part of the Foxbury estate, as were the fields beyond. Benjamin Hope and his wife Beatrice moved into what was called Foxbury Cottage in 1906. At some point after the Cheshire family left, and possibly when the Hope family were living there, the old cottage was demolished and the house now known as The Foxearth was built. It had been rebuilt before 1923, since we have a photograph of Agnes Tiarks in front of the new house. It was almost certainly designed by Edward John May, the eminent local architect, and bears his lozenge design motif on its chimney stacks. The new house was larger and grander, and a very good house to be occupied by an employee of the Estate. The same photograph shows clearly that at that time South Lodge had not yet been rebuilt. The house was further enlarged at a later date, with a western extension and sun lounge, as a comparison of the photographs at different dates shows.

Benjamin Hope was occupied as Estate Carpenter and Electrician at Foxbury. He was born in Lamberhurst, Sussex, in 1872, and Beatrice was born in Stone, Kent, in 1874. They had five daughters living with them in 1911, Beatrice (aged 12), Dorothy (10), Mildred (8), Emily (4) and Kathleen (1). The Hope family stayed at Foxbury Cottage until 1923, but then moved to Edgebury, presumably as a result of the changes following Agnes Tiarks' death. He died in 1938, aged 67, and is buried in St Nicholas churchyard with his wife, Beatrice, who died in 1957.

Michael and Elizabeth Crowley and, after them, Isaac and Mary Goolden, were registered as residents until 1926, when a new name, Francis Lodge, appears in directories for Kemnal Road at this position in the road. The next resident was the wonderfully named Miss Thunder, who is buried at St Mary's churchyard.

In 1929 Lt Col Wilfred Lucas took up residence. He and his wife Pussy Lucas were friends of the Tiarks children, especially Henry, and were frequent visitors at Foxbury. They were introduced by Henry to his future wife, Lady Millicent Tylour, the eldest child of the 4th Marquis of Headfort. Millicent and Henry married in 1930. However, Pussy Lucas and Millicent formed a very strong relationship, which scandalized the Tiarks and Tylour families, and which resulted in Henry and Millicent separating following the infant death of their only child, Christopher, in 1932. They were divorced in 1935.

Wilfred was asked to leave the house after this scandal, and for the next few years the house was home to two of Frank Tiarks' children. First, Frank's elder daughter, Ramona, moved here in 1932. She was aged 30 and unmarried, and this was probably her first move away from the family home. Two years later Peter Tiarks, Frank's second son, moved in. He married Pamela Silvertop that year, 1934, and they lived at the house at least for a little while after their wedding. However, they were separated and then divorced by 1937, by which time the house was sold as part of the disposal of the Foxbury estate.

The house was acquired, or at least occupied, by Stanley Bates, who lived there for only two years. It was in 1938 that the house is first consistently referred to as The Foxearth. David Greig was the first occupant to use the name. He was a principal in the David Greig Grocery Chain which at the time was quite big in the area. He and his family stayed on until after the war.

In 1947 David and Winifred Langlands were in the house. They had two sons, John and Jim. Jim now lives in Australia, and kindly has sent a note of recollections of living at Foxearth (see opposite). They had moved in 1962, after which Wallace and Ella Hatcher lived here, who were still at the house in 1988.

A young woman was murdered and her body found in the grounds of The Foxearth in the 1950s. It made the front pages of the London papers and the police quickly established the identity of the killer who subsequently committed suicide. It was the first time a picture of the person the police 'wanted to help them with their enquiries' was broadcast on television.



Foxearth from the west, across one of its lakes. Note what looks like an entrance to an air-raid shelter close to the sun lounge.

A NOTE FROM JIM LANGLANDS, WHO LIVED AT THE FOXEARTH:

'My parents, David and Winifred Langlands bought the house and lived there from 1947 to 1962. My father was an agricultural merchant with the firm of Pattullo Higgs, which was originally based in Orpington and is no longer in business. My late brother John and I also lived there during this period. My folks purchased the house from a Mr and Mrs Grieg; Mr Grieg was a principal in the David Grieg Grocery Chain which was quite extensive in that period.

We always understood that the cottage was renovated by the Tiarks for one of their children on their marriage; I cannot remember the date of the renovation but there used to be the date in roman numerals set into the brickwork at the top of the semi-circular steps opposite the front door which led down into the garden. The original plot owned by the Griegs was about 22 acres and included the paddock which Foxearth overlooks. The paddock was green belt and could not be built on at that time though it had collected a bomb during WWII. The crater is presumably still there. My folks only purchased the 4 acres containing the house and the top two lakes. A third lake lies in the paddock and used to provide water for horses which grazed the paddock. During the 15 years that we lived there my Father cleared (by hand!!) the top two lakes of bullrushes which by then had completely choked the lakes. This allowed wild ducks to fly into the lakes each evening and we used to watch them from the terraces surrounding the house.'



'The photograph shows the family on the terrace with Ms Taylor on the far left. She owned Foxbury South Lodge (across the road from Foxearth) and was an executive assistant to Harold Clifton who owned a large garage and service station on the A 20 road. Sadly she developed cancer and died during our period in residence at Foxearth. Next to Ms Taylor is my Mother and Father, my elder brother John and our Great Dane, Brutus.'

HOLLY BOWERS



This print of Holly Bowers dates from 1879

Holly Bowers was built by 1884, designed by George Lethbridge. It was a magnificent house with two wings, the largest in the road after Foxbury. It sat quite close to the road in 7.6 acres of grounds, and had a lodge and stables adjacent to the footpath to Green Lane. The entrance to the house was at the point where the northern-most block of Eaton Court is now.

The print above is taken from *The Building News* in 1879, which has the following description of the new house: *This house is now in course of erection for Mr David J Chattell, of 29A Lincoln'-inn-fields and Chislehurst, Kent, from the designs and under the superintendence of Mr George Lethbridge, architect, of 7, Draper's-gardens, Throgmorton avenue, EC. The walls are of red brick, the mullions, transoms, and heads of windows in moulded Doulling stone, the cornices, plinths, &c., of moulded red brick, and the panels of carved red brick. The screen in hall and windows of porch and staircase, and upper portions of windows of drawing, dining-rooms, and library and principal bedrooms, are glazed with stained glass in leaded lights, the other windows being glazed with plate-glass. The roofs are covered with Broseley tiles, with red terra-cotta ridges and terminals. The hall, and the borders of the reception rooms are laid with parqueterie. The porch and entrance-hall are to be laid with tessellated pavement. Great care has been taken in the sanitary arrangements, both as regards drainage and water supply, a separate service being provided for drinking purposes. The house contains, on the ground floor, hall, drawing-room and library, communicating by sliding doors, and dining-room, lavatory, cloak-room and w.c., servants'-hall, serving pantry, china closet, and usual domestic offices. In the basement, ample cellar accommodation is provided. The upper floors are approached by two*

stair-cases, the principal one being constructed of pitch-pine and polished oak, and comprising seven good bed-chambers, day and night nurseries, bath-room, and two dressing rooms, box room, w.c., and linen closets. The mantel-pieces are to be of polished wood. The house has been planned with the view of adding, at a future time, billiard-room, with bedrooms over, and conservatory, thus completing the original plan. The house occupies an attractive and well-timbered site, commanding extensive views. The works are now being carried out by Mr Robert A Lowe, builder of No.1, Lower Camden, Chislehurst.'

At least until 1927 the residents were tenants, since the owner of the property, James Hugh Somers, was entitled to vote in local elections as a result of his ownership of Holly Bowers.

Mr J Schwarts is the first identified resident, in 1884. He had left by 1891, by which time the house was occupied by Henry James, a fifty year-old coal merchant from Cornwall. His wife, Helen, was five years older than him, and was born in Berkshire. On the date of the census in 1891 they had their married daughter, Edith Jesse, with them. She had been born in 1868, and her two daughters, Stella and Wynifried, were 4 and 3 years old respectively. There were three more of James' children living with them, all of whom were born in Croydon, Somers (born in 1872), Squire (1873) and Margaret (1876). Somers was a student of law, and was later to become a barrister, while Squire was studying medicine. Squire was still a student in 1901; one wonders when he completed his studies! There were two visitors in the house at the time of the 1891 census, Isabella Harris (18) from Bickley, and John Dinham (38) a coal factor from Cornwall. John died before the next census, and his widow, Charlotte, was staying at Holly Bowers at the time of the 1901 census. Was she Henry's sister?

Wynifried, the younger granddaughter, became a writer, using the name F. Tennyson Jesse. She was born at Holly Bowers, as was her sister, and spent much time there. A brief biography can be found on page 154. She recounted some of her memories of living at the house to her biographer Joanna Colenbrander, and these can be found on page 120.

Henry died in 1903, but his widow, Helen James, stayed living in the house for another 26 years with Somers, Edith and Stella for at least some of the time.

By 1930 Major John Lawrence Benthall had taken up residence, with his wife Henrietta, and at least one son, Robert. Benthall was born in 1868, so was 62 when he moved here. He had been married twice, and had four children by his first wife. There is no reference to any children by Henrietta. The Benthalls stayed at Holly Bowers throughout the war, leaving in 1947. See page 153 for more information on Major Benthall.

There was extensive blast damage from the bombs during the war that hit Mulbarton, and it obviously took time for the repairs to be completed. After the Benthalls there is no record of residents until 1954, when Betty and Harold Jones moved into the house. They were to be the last residents of this dark and forbidding house, as Mrs Harding (of Woodheath Cottage) described it. Harold was a consultant at Queen Mary's Hospital, Sidcup. He and his family were to remain there until 1964.

The Holly Bowers story had an interesting turn. In the early 1960's, Doctor Jones applied for planning permission to demolish Holly Bowers and replace it with a large number of

flats. This application was rejected.

Following the rejection of Doctor Jones' planning application, Holly Bowers 'caught fire' and was damaged beyond repair. After this event, there was nothing to prevent the new development! What was left of Holly Bowers was demolished to make way for a new apartment block, which curiously adopted the name, not of the house it replaced, but of its stables, Mapledene. The apartments were first occupied in 1966.

There were two other residences in the grounds originally and a third one was built in 1957:

HOLLY BOWERS LODGE

The Lodge was situated where the northernmost block of Eaton Court is today, directly opposite the entrance to Mulbarton Court. The entrance to Holly Bowers grounds was a little further to the north.



Holly Bowers in flames

Edward Ramsome, aged 29, identified Holly Bowers as his residence in 1881. However this is likely to be what is later described as the Gardener's Lodge. Edward was born in Great Yarmouth. His wife, Bithiah, aged 28, a dressmaker, was born in Horwell, Berkshire, and living with them was their niece, Edith Ramsome, aged 10. Ebenezer Piper lived at the lodge in 1891. He was then 45 and a gardener from Buxted in Sussex. His wife Amelia was 55, and from London. There were no children living with them.

In 1901, Luke Marjan (53) a cowman, lived here with his wife Elizabeth (52). They were both born on the Isle of Wight. He was replaced in 1902 by a J Morgan, about whom we know nothing. He in turn had moved on by 1908, when 45 year-old Charles Nicholson from Sussex, and his wife Eliza moved into the house. He was a cowman, and she a dairy maid. They were to stay at the Lodge until 1921, when William and Mary Ann Wood moved in. The Benthall family had no residents in the Lodge.

Once the Benthalls left, Hugh and Gladys Frampton moved in to the lodge, with at least one daughter, Patricia. By this stage the Lodge had become independent from the house, and had its own large garden. The Framptons celebrated this by renaming the house 'Green Hayes', but when Herbert and Mary Bagshaw moved here in 1954, they restored most of the name, calling it Holly Lodge. They stayed here for 8 years, until Cecil and Alma Burton occupied the Lodge in 1962. Their son Andrew has provided us with memories of living in Kemnal Road, and his comments can be found regarding Holly Bowers, Kemnal Manor and Kemnal Wood in the relevant chapters. Andrew also knew many of the host of children who were now living in Kemnal Road, and he refers to them in his notes.

The Lodge was demolished in 1973 to make way for Eaton Court, which was first occupied in 1980.

HOLLY BOWERS STABLES

For the first time, in 1901, there were residents above the stables at Holly Bowers. The stables were at the north edge of the grounds backing onto the footpath to Green Lane.

Charles Firmin (57) had taken up residence, with his wife Emily (48). They were both from Essex. They had two daughters: Edith (24) a nurse, born in London, and Kate (21) born in Croydon. Kate was a dressmaker. The Firmin family were to remain at the property until 1925, when Charles was 81. After the Firmin family left there is no record of residents until after the war, when, in 1951, it is called Mapledene. The former stables had by now been redeveloped into a sizeable house, just as Woodheath stables and Westerland stables were.

Mapledene was occupied by Herbert and Violet Westwood, who remained at the property until Holly Bowers was demolished. Their son John has sent us information and photographs of Mapledene and Holly Bowers. When Dr Jones at Holly Bowers seemed determined to demolish Holly Bowers and develop a large area of flats, Herbert Westwood, who didn't much like the idea of living next to a block of flats applied for planning permission to erect a small number of properties in the Mapledene grounds. The application included demolishing Mapledene.

With the planning permission, Mapledene was sold to a developer for £18,500 in 1964. It was not until 1975 that Acorn Close was built on the Mapledene site.

FOREST RIDGE

Forest Ridge was a new house, with a large garden to the rear, built around 1957 to the south of Holly Bowers Lodge. It is one of the shorter lived properties in the road, since it was demolished sixteen years later, in 1973, to make way for Eaton Court. Only one family lived at this house, Charles and Gwendoline Goldsmith.



Mapledene at the time it was occupied by the Westwood family

SOME MEMORIES OF HOLLY BOWERS BY F TENNYSON JESSE

At Holly Bowers the family consisted of Granny and Grandpapa (Helen and Henry James); the two bachelor uncles Somers and Squire; Auntie Margaret; and Stella (Fryn's older sister).

As Grandpapa was a Cornishman, there was a dish of mashed potatoes browned on the top, and there was Cornish cream for the porridge, and kidneys, bacon, liver and fish, as well as eggs done any way the person wanted. On Sunday there was crystallized fruit to follow the mid-day dinner.

The garden was the next best thing at Chislehurst. The river Chisle ran through the bluebell wood, and there were lawns, greenhouses with peaches, a walled vegetable-garden, and bowers of holly which prickled but were good for playing hide-and-seek. There were gardeners and maids galore. The butler, Foot, struck Fryn as amazingly shambling and ancient, and she was told that he had had the effrontery to propose marriage to Ethel, who had naturally scorned him. [Neither feature in the list of servants in 1891 or 1901]

Granny dressed in shiny silk and an endless variety of lace caps with different coloured ribbons. Her head nodded a little, her face was large and sallow, and she had truly beautiful hands with splendid rings upon them. Fryn recorded that 'her manner was always severe to me, but it did not hurt me for I did not love her. Her temper was appalling, and I remember her picking up a dish of stew once and throwing it at Foot.'

Uncle Somers was Fryn's godfather, and every Christmas he gave her one of the Andrew Lang Fairy Books illustrated by HG Ford, till she had them all. He worked at the Bar occasionally, but he and Squire spent most of their days riding or playing golf or squash.

Auntie Margaret was a superb rider, played tennis well, and golf. Upon her fell the burden of Granny's irascible temper, and her own temper suffered. She was always knitting scarves for the 'boys' – as they were called – and golf stockings with fancy borders, and they expected no less.

There were wonderful stories of Grandpapa, who had come up from Stratton in Cornwall as a very young man. He had met Granny, who was helping two aunts to teach at a private school in Abingdon, had become engaged to her, and had gone to London to earn his living as an apprentice with the firm of Cory Wright, the coal merchants. As he rose in the firm, he became known as St James the Just. He had travelled all over the world and retired when he had made a quarter of a million pounds – a staggering sum in those days. He wanted to enjoy his wealth at leisure and, when not touring the Continent or crossing the Atlantic, spent every day on the golf links of Camden House, where the Empress Eugenie had lived. He was a figure of awe to Fryn, who vaguely confused him with God the Father, and was dumb-struck in his presence. The only liberty he permitted her, when he came down to breakfast each day, smelling faintly of eau-de-Cologne, was to pull out his clean handkerchief and gravely let her take a sniff at it.

There were three bathrooms, and the children bathed in the one where Ethel sewed, next to the napery cupboard. The bath had a heavy mahogany lid, and they gave themselves delicious tremors by begging her to shut the lid while they were in it. Fryn longed to bathe just once in Grandpapa's

bathroom, but never did. It had a kind of Grecian portico over the bath itself, and by pressing buttons, you could turn on a wave or a spray; very alluring to the imagination.

The rooms were sumptuous, with huge fires in winter. The walls were covered with pictures in gilt frames. In the vast drawing room Granny used to hear the Catechism from Fryn and Stella on Sunday mornings, and Fryn was filled with a dull sense of injury that she always asked Stella the more difficult questions so that she herself never got a chance to show that they were perfectly within her scope.

In 1897 Holly Bowers was in a state of excitement, for Auntie Margaret was going to have her twenty-first birthday and Granny was giving a ball for her. A huge marquee was put up, with a sprung floor for dancing. It covered the croquet lawn and was hung inside with yellow satin.



Fryn in 1912

After Henry's death in 1903, Helen became subject to increasing tantrums, and was eventually bed-ridden. However the family remained at Holly Bowers until 1929, when Helen died. Squires was already dead by then, and Somers, Margaret and Stella moved to a large flat at Albert Hall Mansions. In 1935 Somers collapsed after a days shooting and died later in hospital from a coronary thrombosis. Stella died in 1942. (*Extracts from 'A Portrait of Fryn' by Joanna Colenbrander*)

Domestic servants at Holly Bowers

The James' family had five servants in 1891: Sarah Price (44), a cook from Paddington, Charlotte Shelmerdene (30) a nurse from Lancaster, Georgina Casey (28) a housemaid from Clerkenwell, Katherine Broom (20), a parlour-maid from Roehampton, and Julia Davis (16) a kitchen-maid from Farnborough, Kent. In addition, there was a school governess, Harriet Bendelock (21), appropriately from Cheltenham,

They had five different servants in 1901: Mary Barrett (35) a cook from St Ives; two housemaids, Emily Casey (38) from Clerkenwell, and Florence Chamberlain (21) from Berkshire; Ellen Hirions (20) a parlour-maid from Birmingham; and Margaret Roberts (19) a kitchen-maid.

There were six servants in 1911: Emily Casey (48) was still housemaid, as was Emma Love (19), Margaret McNaughton (38) and Daisy Reed (19) were parlour-maids, Alice Maddox (35) was the Cook, and Ellen Brown (19) was kitchen-maid

There were four or five servants in the Benthall household between 1930 and the outbreak of war. Peculiarly, with one exception, they were all men – Rosa Gomersall being the exception, and she stayed for less than a year. Indeed there were few servants who stayed for more than one year. In the six years from 1934 to 1939 they get through eighteen servants! When we see that the lodge and stables were uninhabited while the Benthalls were in the house, it makes us wonder how they treated their staff.

ANDREW BARTON REMEMBERS...

I lived in Holly Lodge during most of the 1960s. My most vivid memories are of the streams and ponds in the area, where we used to look for frogs and newts. Our long garden went down to the stream which ran behind the houses in the road. The stream was quite wide in places, especially in the garden of Kemnal Wood, where I remember the kids made a raft out of oil drums and planks which we would navigate downstream. The stream eventually ran under the footpath leading from Kemnal Road to Belmont Parade, where it can still be seen, and into The Banana Pond, so called because of its shape. This was a great place for frogs, fishing and tadpoles.

Holly Bowers house was still occupied when we first moved to Kemnal Road. Mr and Mrs Jones had three children, with whom we would play. They had a large Scalextric set in one of the large upstairs rooms, the first one I had ever seen. After they moved away there were some small fires at the house, and the lead on the roof was stolen, so that the house became derelict. This was great for us, since we were able to get into the house easily and play in the dark rooms and cellars. I remember coming across large jars of liquids in the cellars. One was full of mercury, which we had great fun playing with. Finally there was a huge, spectacular fire which gutted the house, and left it a shell. It was shortly after this that the house was demolished and Mapledene flats were built.

The garden around Holly Bowers was great fun. There was a large rectangular pond in front of the house (to the north), which was not very deep, and we would find plenty of frogs and, memorably, a large Great Crested Newt there. The pond was overgrown, but was a formal pond, and there was a large pedestal in the middle, where once there had presumably been a statue.

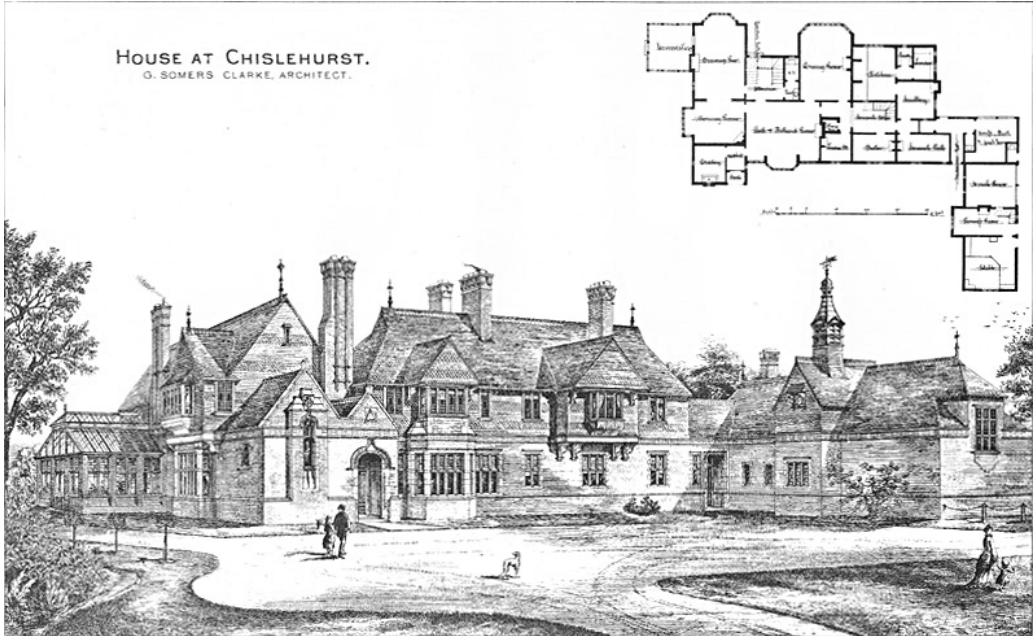
On the other side of the pool there were stables, which were used by the family who lived in the old Mapledene, the house that backed onto the footpath. I was friends with their daughter, who kept a couple of horses in the field running alongside the footpath. There was a driveway from Kemnal Road to the house, which passed to the north of the stable block. When they moved out the house lay derelict for a number of years and became a play area and meeting point for all the local kids.

Our garden extended behind the lodge, and covered an area of what were previously the formal gardens of Holly Bowers. We had a huge statue of Eros on a pedestal in the garden, but this was smashed when my Dad chopped down a tree which fell on it. At the very foot of our garden, where it met the stream and the footpath, there were very old remains of a small brick-built structure, and a great deal of old charcoal. I often wondered if this was one of the charcoal kilns that were used in the old woods here. We used to put out Christmas Lights in the tree in the front garden in December, a silver fir tree, which can still be seen opposite Mulbarton Cottage.

Forest Ridge

I remember Mr Goldsmith of Forest Ridge, next door to us. I think he was a City Banker. He also had a large garden, and he built a small golf course at the bottom of the garden, where he would practice, wearing plus fours. He also had a full time gardener, Mr Hicks, who would get very angry if our ball went into his garden.

KEMNAL WOOD



Although the print does not specify, this is clearly of Kemnal Wood. What an interesting house it looks to be!

George Somers Leigh Clarke designed this house shortly before he died at the early age of 57. Kemnal Wood was quite different in design from other houses in Kemnal Road, and indeed from other houses that Clarke designed in Chislehurst (including Walsingham, Walpole, Harley and Pelham in Manor Park).

A print of Kemnal Wood appeared in *The Building News* in 1878, reproduced above. The house and stables (but no lodge) were in extensive grounds, stretching to 3.5 acres. *The Building News* has the following comments on the house: 'This house is a new residence, recently erected for A Jackson Esq., at Chislehurst. The main feature of the ground floor is a large hall or billiard room, with a panelled dado, 7ft. high, and from which lead the reception and principal rooms. Beside the entrance porch is a small private oratory for the use of the family, with panelled dado and open-ribbed roof. The chamber floor contains twelve bed and dressing rooms, bath-room, linen store &c., The building is executed with red brick facings, Box-ground stone, the portion above the first floor being weather-tiled and the roof covered with Broseley tiles. Mr Blake, of Gravesend, has carried out the works under the direction and supervision of the architect, Mr G. Somers Clarke, Mr Bevan being the clerk of works.'

Arthur Jackson, who had the house built, lived there for six years with his family. He had been born in Cambridge in 1839, and was practicing as a solicitor. His South African born wife, Caroline Edith, was four years his junior. At the time of the 1881 census they had an

11 year old daughter, Elinor Mary, and 6 year old son, Francis, with them. By 1884 they had moved to Kensington. Arthur left at least one legacy to Chislehurst, by his gift to the Annunciation Church of the impressive reredos designed by James Brooks in 1877, and exhibited in the Royal Academy in 1879.

By 1885 Charles Balme, a wool brokers agent had moved into Kemnal Wood. He was the elder brother of Nettleton Balme of Inglewood (see page 45), born in 1853. His wife Marion (1857) was born in France¹, and they had five children: Marion (1879) born in Clapham, Mabel (1882) and Nora (1884) both born in Bayswater, and Charles (1888) and Annie (1890) both born in Chislehurst. Marion (known by her middle name, Eveline), was a great friend of the Tiarks children of Foxbury, and they kept in touch after their marriages.

The Balmes had moved to South Kensington by 1894, though they retained their friends here, often dining with the Tiarks and others. Marion appears to have been a fine singer. She died in 1915, when she was 58. She is buried in the churchyard of the Church of the Annunciation. Charles junior was later to marry Gwendoline Hawes from Nizels. She died in 1928, and he died in 1935. They are buried together in St Nicholas churchyard.

The house was vacant for a while, but in 1896 a doctor, Albert John Venn, occupied the house, and did so until 1899, when Thomas Bell Lightfoot and his family moved in. Lightfoot was born in 1850 and was a mechanical engineer from Newcastle-upon-Tyne. Emilia, his wife, was a year younger and from Sunderland. At the time of the 1891 census, they had a son and two daughters living with them: Gerald (23) was a law student born in Newcastle. Evelyn (21) was also born there, while Gwendoline (19) was born at Blackheath. They also had a visitor, Beatrice Temple, (19) from Chichester.

The family had moved on by 1908, when Thomas Ashworth and his family became resident here. Thomas was a retired civil engineer born in Oldham, Lancashire in 1852. His wife was also from Oldham, born in 1866. They were married in 1888. At the time of the census in 1911 they had six surviving children, five of whom, two sons and three daughters, were living with them at Kemnal Wood. John had been born in Manchester in 1890, and George three years later in Oldham. The three daughters were a little younger. Eileen was 12 and Sybil 10, both born in Prestwick, and six year-old Enid had been born in London.

In 1920 George Wichmann and his wife Gertrude were resident and were to stay here until 1930. Walter Herbert Taylor and his family were in residence in 1935. They were a family who were economical with names. Walter and Margaret Alice, his wife, and their three children, Walter John, Margaret Mary and Joan Mary were to stay at the house until the war.

In 1948 the house split into two residences. The main house retained the original name. The stables were converted into a home, and named Woodpeckers. Later, in 1959, another home was created out of the main house and named Fairlawn.

Thomas and Hilda Kerr lived at Kemnal Wood from 1949 to 1957. When Queenie and Robin Thompson moved in they divided the house into two flats; the second flat was

¹ Both Charles and his brother Nettleton married women who were born in France; one might surmise that they were sisters.

occupied by Kathleen (Kittie) and Noel Sandiford.

Meanwhile Woodpeckers was also organised into flats, and three families lived here until 1972. In Fairlawn, Francis and Elizabeth Wymer were the first and only occupants, staying here until the whole house was demolished in 1972.

Andrew Barton who lived at Holly Bowers Lodge remembers the empty house before it was demolished: '*The house was deserted for about a year, and we would investigate it whenever we could. We once got into the old loft, to find thick dust covering loads of discarded clothes, boxes and equipment. One day we found old tennis rackets, of a strange shape, possibly for real tennis*'.

Within two years of the house being demolished the south side of Dickens Drive, Dorrit Way and the first part of Pickwick Way were built on Kemnal Wood grounds, together with the four neo-Georgian houses which front onto Kemnal Road, now called Pickwick, Cherith, Middlemarch and The Roses.

Altogether 20 houses were erected on the old Kemnal Wood grounds. It was the last of the big houses to be demolished (thus far), but now everything about it has gone; name, buildings, fences, walls, everything.

Domestic servants at Kemnal Wood

There were four servants registered in the 1881 census return: Caroline Hobbs (37), a parlour-maid from Market Lavington Wiltshire; Frederick Holloway (19), a coachman from Halstead, Kent; Emma Lee (39), a cook from Sevenoaks, and Jane Mervin (35), a housemaid from St Mary Cray.

There were also six staff living in the house in 1891; Elizabeth Hopkins (54) a cook from Gloucester; Lydia Castle (34) a parlour-maid from Bodicote in Oxfordshire; Lydia Cotton (37) a housemaid from Suffolk; Mary Steven (40) a widow who was nurse to the children, from London; an undernurse, Ruth Cluer (21) from Sussex; and Margaret Rowland (21) a kitchen-maid from Shropshire. There were rooms above the stables and these were occupied in 1891 by George Oakley, a coachman from Camberwell. He was 29. His wife, Lavinia (27) is from Devon. There were no children present. There were no occupants in 1901.

The servants in 1901 were: a butler, John Skimblebury (35) from Cornwall; Clara Johnson (34) a cook from Surrey; two housemaids, Ellen Cheeseman (33) from Ashford; and Emma Lea (20) from North Cray; Ada Wilding (28) a maid from Essex; Florence Mills (20) a kitchen-maid from West Malling, Kent; and Robert Clutton (17) a footman from Newbury.

The Ashworth family employed seven servants in 1911: Ann Murphy (51) from Ireland was Cook, and young Edith Cragg (21) was the kitchen maid. There were two housemaids, Rose Fuller (25) from Guildford and Kay Phillips (23) from South Willborough in Kent. Margaret Bennett (28) was parlour-maid from Portsmouth, and there were two nurses, presumably for the younger girls, Isobel Morgan from Kent, and Jessie Duguid from Banffshire.

There were only two servants identified at Kemnal Wood from 1935 to 1939, and none in the previous 15 years.

SELWOOD (ORIGINALLY TIMARA)

Selwood is a wonderful house, well preserved today. It has a striking cupola over the entrance porch, and a fine window on the half-landing. Suggestions that the house was built for Harrods, the London retail store, for the use of one of their senior staff, are unfounded. It is suggested that the house was designed by George Somers Leigh Clarke, who also designed Kemnal Wood, next door, but to date it has not been possible to confirm this from any primary source. The house, originally named Timara, was originally set in grounds of 3.5 acres and set well back from the road. There was no lodge.

A plaque at the rear of the house indicates that the house was built in 1878, but David Clarkson was the first resident we can find, in 1884. He was to stay until 1891, when Charles Speyer (68), a retired merchant from Germany moved into the house. Charles' wife, Joanne, was also German, and born in 1834, was eleven years his junior. There were five children still living with them, all grown up, all single, and all born in Highgate, Middlesex: Henry (34), a merchant's assistant; Maria (29), Arthur (25) a stockbrokers agent; Willie (23), and Helen (21). Charles died in January 1893, aged 70, and was buried at the Church of the Annunciation in Chislehurst. His wife stayed on for a while at Timara, but by 1896 the house was vacant, and in the following year Robert Payne was resident at the house. It is at this point that the name of the house was changed to Selwood.

Robert Payne was a solicitor from Little Linford, Bucks, aged 60 at the time he moved into the house. He had retired by the time of the census in 1901. His wife, Alice, born in 1845, was also born in Buckinghamshire. They had a son and two daughters living with them in 1901, all of whom were born in Frome, Somerset: Henry (28), Edith (25) and Mary (23). They would appear to be an economical family, having only two servants.

Robert Payne died in 1904, though we have no record of his burial. His family stayed on at Selwood after his death. His middle daughter, Edith, married the younger Henry Murton of Meadowcroft in 1906 (see inset note opposite), and they lived and died in Chislehurst, and are both buried in St Nicholas churchyard. Mary was still single and lived with her mother until the latter's death in 1921.

Jean Percy names the occupants of Selwood at the time she was living at Inglewood as



Sir Hugh Stein Fraser, 1922
© National Portrait Gallery, London

AN ILLNESS AND AN ENGAGEMENT IN ITALY

Mrs Payne, who had been for some time a resident at Chislehurst, came out with her two daughters to Alassio. Unfortunately Mrs Payne became seriously, even dangerously ill with pneumonia and pleurisy, but, thanks to the skill and care of our friend Dr Boon, a resident doctor, she ultimately recovered.

It seemed, though I had not known it, that my eldest son, Walter Herbert, had become much attached to the elder daughter of Mrs Payne and he came out to Alassio on a visit to us. They became engaged while there.

In October that year (1906) Bertie was married to Miss Edith Alice Payne.

Taken from Sir Walter Murton CB, 'Reminiscences'.

Sir Hugh and Lady Fraser. Sir Hugh Stein Fraser was born in Mauritius in 1863, where his Scottish father was a merchant. The family returned to England shortly after Hugh's birth and lived in Lee, South-East London. Hugh followed his father's trade, and spent most of his working life in Madras (now called Chennai), India, eventually becoming a partner in the firm of Gordon Woodroffe & Co., a firm established in 1868 with offices in London and Madras. He played an important role in the business life of Madras, the fourth largest city in India, and an important port and trade centre. He was a Member of the Governor of Fort St George, and was knighted in 1911 for his work in '*making laws and regulations*' in that role. In 1912 he was appointed Consul of Norway at Madras. He was a director of the Bank of Madras, and was appointed Sheriff of Madras in 1915.

Hugh had married Fanny Louise in 1904, and had one daughter, Frances. They returned to the UK in 1921 and moved into Selwood, where they stayed until Hugh died in September 1944. Lady Fraser moved out of Selwood after her husband's death, and died in February 1949. They are buried together in St Nicholas churchyard. Frances lived with them at Selwood until in 1937, at the age of 27, she married John Leibenrood. She died in 1985.

In 1946 Harry and Ivy Groom moved into the house with their children, who included Peter and Anne Groom. They were to stay here until 1951. The property was then transferred to the Government in lieu of death duties, and then sold to Hyde Housing, who have let the property ever since as apartments. The house is still substantially in its original state outside, and the detail of much of the interior, panelling, ceilings etc., has been well preserved.

There was no separate lodge at Selwood, but in 1901 there were residents at Selwood Stables. These would be the buildings at the north-west side, attached to the house. The head of household was Richard Tolhurst (51) a coachman from Hawkhurst, Kent. Rebecca, his wife was 50. She and their two children were also born in Hawkhurst. The children were Alice (21) and Fanny (11). The family was to stay on here while Mrs Payne was in residence in the main house. They left in 1919. The stables were occupied from 1921 until 1927 by Charles and Dorothy Tiffen. For a few years after the war the stables were renamed Selwood Cottage, and were occupied by Charlotte Farrant. They were incorporated into the house when it was converted into apartments.

In the 1960s the plot in front of the house was developed and a care home built on it. This was later acquired by Bromley Council, who have redeveloped it as Willett House, a care home for the elderly, now run by Mission Care. The garden behind the house was retained for a time, but eventually, in the 1980s, Pickwick Way was extended onto that land, and a further 6 houses were built there.



*Selwood
House
today*

Domestic servants at Selwood

There were five servants in the house in 1891: two housemaids, Jane Gurney (23) from Gloucester; and Phoebe Cooling (28) from Woolwich; a parlour-maid, Susannah Francis (30) from Ware; May Hopcroft (32) a cook from Oxfordshire; and Lavinia Treadwell (19) a kitchen-maid from Oxfordshire.

There were only two servants in 1901: Kathleen Griffiths (25) a cook from Gloucestershire; and Rosetta Cook (28) a housemaid from Canterbury.

In 1911 there were three house servants, Ellen Cornell (34), cook, from Soho, London Ada Riches (29), parlour-maid from Bromley, and Margaret Wraight (28), housemaid, also from Bromley. In addition, there was a coachman from Hawkhurst, Kent, 61 year-old Richard Tolhurst. His wife Rebecca, aged 60, is reported as living with him, so we can assume they were living above the stables. They had two surviving children, though not living with them at this time.

The Frasers kept a small and loyal group of three servants; one, Winifred Stroude, was to stay with the family from at least 1934 until Lady Fraser left in 1946.

WESTERLAND (FORMERLY SOUTH LAUND, NOW WORSLEY GRANGE)

South Laund was built in 1876. It was renamed Westerland in 1930. The flats that were built on the site when the house was demolished in 1957 were also called Westerland. These were in turn redeveloped in 2003, and the new apartment block was named Worsley Grange after the name of the first owner of the house. The original house stood in some 2 acres of grounds, and had a lodge and separate stables. The photograph on page 14 gives a glimpse of the house; it looks to be red brick and half-timbered in construction. The property is variously called South Lawn, South Land, and South Laund in different documents.

Henry Wilson Worsley was the first occupant. He had purchased the land from Earl Sydney in 1876, and agreed to build a 'dwellinghouse' for not less than £3,000. It was completed by 1878, when Worsley and his family moved into the house. Worsley was a 31 year old barrister. His wife Henrietta was 27. By the time of the 1881 census they had three children living with them: James (8), Francis Edward (6), both born in Middlesex, and Mary (2) born in Chislehurst.

The Worsley family had left by 1887, when Mr P F Stowe took up residence. He and his wife were away at the time of the 1891 census, and a visitor, Frances James (64) from Newport in Wales is described as the 'lady in charge'. Their four young children were at home, Alice (7) born in South Africa, Gordon (6) born in Sydenham, and Dorothy (4) and Audrey (1), born in Chislehurst. Perhaps the parents were back in South Africa, since they do not feature anywhere in the English census.

By 1894 Thomas Outhwaite Hutton was in residence. Thomas was born in the City of London in 1825, and had been a Wholesale Stationer (for 30 years, it says with some pride in the census entry of 1901). He had previously lived at Beckenham, and just prior to moving to Kemnal Road had given away his daughter to be married at the Church of the Annunciation. His wife Clara was born in 1833 in Clapham Road, London. They had one son living with them in 1901, Ernest, then aged 27, who was a medical student. Thomas was a subscriber to the original edition of *The History of Chislehurst*, along with many of his neighbours. He died in May 1902 and is buried in St Nicholas churchyard with a daughter, Mary, who had died in 1890. For an account of living at Southlaund, see the article by Leonard Parrington on page 132.



*Thomas Hutton
1897*

Harry Webb had bought the house by 1910. Harry was an oil and seed merchant from London, born in 1842. His wife Eliza was ten years his junior. They had at least five children, of whom the youngest, Muriel, would have been 20 when they moved here. They had lived at Eastcombe House, Greenwich, prior to moving to Kemnal Road. Their loyal chauffeur, John Dominey, who lived in the Lodge (see below) throughout their residence here, was also with them throughout their time at Greenwich.

After Harry Webb died, in November 1911, Eliza remained in the house until in 1927 she

sold it to John Edwin Duder. John Duder paid £6,000 for the house and grounds in 1927. He was 51 at the time, and a Lloyds Broker. He was born in Brazil, and his family were clearly wealthy, since he was described in the 1901 census as 'living off his own means' when he was 25. Prior to moving to Kemnal Road he had lived at Oakwood Avenue, Beckenham, in a house called Westerland. He obviously liked the name so much that he renamed his new house Westerland.

John Duder remained at Westerland until his death in 1944 at the age of 68. During his stay here he must have been involved to some extent in local matters, and was a trustee of the Amenity Strip (see page 140). On his death, his widow retained the house, but it was arranged into 8 flats, and she moved to Berkhamsted. It was from there that in 1957 she sold the house and grounds to Wellington Development Ltd for £6,750. They immediately demolished the house, and built the block of 12 flats that bore the name Westerland until they in turn were demolished, and the much larger Worsley Grange was built on the site in 2003.

There were two buildings in the grounds:

WESTERLAND LODGE

There is no census entry in 1881, though the property was there. In 1891 Alfred Bylett was living here. He was a coachman aged 30 from Surrey. His wife Clara (29) was from London, and their two children were Edwin (4) born in West Wickham, and Arthur (1) born in Chislehurst.

In 1901 William Poynter (37) was the head of household, a coachman from Keston. His wife, Edith (33) was from Staffordshire, and Edith (8) their daughter was born in Warwickshire.

John Dominey, mentioned above, was the Webb's chauffeur, and he had moved here when the Webbs moved to the house. He was born in Somerset in 1855, and was a groom when he was 16. He married Emma, from Northants, in Camberwell in 1875. He remained with Mrs Webb until she sold the house in 1927, when he was 68. Emma died in 1917, and John appears to have remarried. He lived to be 80, and died in March 1940. He is buried in St Nicholas churchyard with Emma, but also with Mary Ann Dominey, his second wife, who had died two months before him. The Duders brought in their own chauffeur, Harold Alfred Beal, who moved into the Lodge in 1928 and was still here in 1955.



The Coach House (left) and Westerland Lodge

In 1957, after purchasing the whole of the grounds of Westerland, Wellington Developments sold off the Lodge and the stables to Anthony Jackson, an architect living at the time in Bickley. The price was £3,700, which seems high given that Wellington paid only £6,750 for the whole site.

Jackson and his wife Elizabeth developed the stables into a house (see below), and divided the grounds between the Lodge and the stables, before selling the Lodge and garden to Alfred and Katherine Harley in July 1965. The Harleys sold the property to Edwin and Yvonne Bell in 1970, who in turn sold it to Eric and Grace Ventham in 1976. The present owners bought the Lodge in 1995.

WESTERLAND STABLES (NOW THE COACH HOUSE)

This property was originally a working stables, and later a garage. It was developed as a residence by Anthony Jackson following his purchase of the building in 1957.

The land to the south of the stables was a field belonging originally to Mr Webster of Woodlands. In 1963, Jackson bought a strip of this land for £2,100 to provide a garden for the newly developed house, which was now named The Coach House. The land was owned by this time by The Church Missionary Association. The new gardens contain remains of glasshouses and farm-buildings which were originally built on the field. The present owners bought the house and gardens from Mr and Mrs Jackson in 1988.

Domestic servants at South Laund

There were four servants in 1881: Emma Goodhew (20) a cook from Canterbury; Elizabeth Lawrence (28) a parlour-maid from St Peters Thanet, Kent; Elizabeth Nairn (21) a housemaid from Scotland, and a temporary servant, Louisa Ann Cornwell (32) who was from Devon, and the wife of a cabman.

There were seven servants in 1891: Margaret Davies (30) a nurse from South Wales; Elizabeth Nichols (24) a nurse also from South Wales; Walter Munster (31) the butler who was from Norwich; his wife Lydia (35) a cook from Hillingdon; Lydia Houlistter (29) a housemaid from Addington; Charlotte Sparrow (19) a housemaid from South Kensington; and Sophie Wright (18) a kitchen-maid from Sydenham.

In 1901 there were six servants: a cook, Eliza Barden (30) from Rochester; two parlour-maids, Mary Bachy from Paddington, and Lizzy Homer (19) from Warwickshire; two housemaids, Fanny Revillions (29) from Dunton Green, Middlesex, and Emma Holliday (21) from Histon Cambridgeshire; and a kitchen-maid, Florence Harwood from Surrey.

The Webb's had five servants in 1911: Alice Hanscombe (28), from Bromley was the cook, Caroline Hayman (34) from Folkestone was parlour-maid, Annie Vallance (41) from Rochester, Kent, was housemaid, Hilda Brown (20) from Chislehurst was kitchen-maid, and Phyllis Emmett (24) from Lavender Hill, London was described as 'Useful Maid', the first time this job description has been seen in Kemnal Road!

A YEAR AT SOUTHLAUND 1897

An account written in 1977 by Leonard Parrington, a grandson of Thomas Hutton, and the younger of two brothers. He was born in 1890, and fought in both World Wars, but spent most of the Second World War as a POW in Germany. He retired as Brigadier in 1946 to run a small farm which he and his brother had bought in 1927, and where his daughters now live. His parents, Matthew Beaumont Parrington and Edith Clara Hutton, had married in Chislehurst on 26th April 1882.

In about 1894 my grandparents moved to a large three story house in the style of Norman Shaw which was the rage at that period; tiled roof hanging tiles on upper stories, gables, dormers, bay windows and tall chimneys. The house was called Southlaund and stood in grounds of about 10 acres with stabling and a coachman's cottage which formed a lodge at the entrance. It was in the Kemnal Road leading from Chiselhurst Common to New Eltham Station. There were about six other similar properties in the same road, evidence of the affluence of the Victorian middle classes of those days.

The house consisted of a large square hall with surrounding staircase, drawing room, dining room, library and lavatory. Through a green baize door was a long corridor leading to a back door; opening off this corridor was a pantry, 'still room', large kitchen, scullery, service door to dining room, 'store room', back staircase and staircase leading to a cellar, also a larder, boot room and coal cellar. On the first floor overlooking the hall were four principal bedrooms and dressing rooms, my grandmother's morning room and a linen room, bathroom and lavatory. On the second floor were a nursery, four secondary bedrooms, and a room used by my uncles as a 'smoking room' (no smoking allowed anywhere else). In the attics were three more bedrooms and a box room containing water cisterns.

There was also another small staircase leading to a 'butler's room' on the first floor level but not used as such. This was over the 'servants' hall', a large room nearly as big as the kitchen, where all the servants had their meals. It contained a large oak refectory table and a slightly battered Sheraton sideboard, both of which had been banished in favour of the heavy mahogany furniture of the period. Both were later rescued and restored. The indoor staff consisted of head parlour-maid, under parlour-maid, head housemaid, two under housemaids, cook and scullery maid and a boy to clean boots and knives, carry coal and be general 'dogsbody' to the rest of the staff.

The outside staff consisted of coachman, head gardener and two under gardeners, one of whom looked after the cows, pigs and poultry. The grounds consisted of trees, shrubberies, small lawns and flower beds leading up to the house. On the other side of the house was a terrace overlooking a croquet lawn and tennis lawn, more shrubberies, a strip of woodland with a stream running through it and beyond this a large kitchen garden with greenhouses, potting shed etc, partly walled. Adjoining this were two meadows with cowshed and piggeries etc. The blood of his Yorkshire farming forbears still ran strong in my grandfather, and he was very keen on his little farmery,



Thomas Outhwaite Hutton and his wife are in the front with Leonard aged seven sitting between them. The tall man in the centre back row is Leonard's father, Matthew Parrington. Leonard's mother, Edith Parrington, née Hutton, is standing behind her mother, and young uncle Ernest Parrington is standing just to the right of the baby.

superintending calving etc, and never failing to pay it a visit even on the days when he went 'to Town'.

Gas was laid on to the house and stables and there was main water and drainage. Gas was only used in passages etc. Gas mantles were only just coming in, and the sitting rooms were all lit with lamps, standard and table. Candles were, of course, much used especially in the bedrooms.

At the time I was staying there Uncle Bertie and Uncle Ernest were still unmarried and lived at home. The daily routine was much the same. On the days when my grandfather went 'to Town', the carriage would take them all to Chiselhurst station. On the days when he didn't go they walked to New Eltham Station about 2 miles. Bicycles were only just coming in and were chiefly ridden on 'bicycle tracks' as a form of sport. There were three carriages in the coach house. A 'brougham' for bad weather and night work, a 'Victoria' (an open carriage with a hood which was much used), and a 'Wagonette' for expeditions to the country, race meetings etc. Once a week my grandmother used to drive into Bromley on market day. Shop keepers and stall holders used to come out to the carriage, take her orders and bring the goods to be approved and paid for.

My grandparents did a fair amount of entertaining: dinner parties, musical evenings, people singing songs at the piano, parlour games, whist, piquet, bezique, drafts and back gammon, but of course I was usually in bed. Christmas was a great family occasion with the house quite full. My grandfather always had a large consignment of Wensleydale cheeses for distribution to all the family. On Saturday and Sunday mornings and on certain other days in the church calendar, Good Friday, Ascension etc there were family prayers in the dining room, my grandfather sitting at the head of the table, the members of the family sitting on chairs against the wall on either side and all the servants, marshalled by the head parlour-maid on rows of chairs at the far end of the room. We sat to hear my grandfather read portions of the scriptures from an enormous Bible and

turned round and knelt against our chairs for prayers. This was not a very popular event with the younger members of the family who considered it out of date.

On Sundays there was a procession across Chiselhurst Common to the Parish Church led by my grandfather in top hat and frock coat and my grandmother in bonnet and cape. Chiselhurst Church is a large medieval church and was presided over by Canon Murray, who must have been a high churchman, a follower of the 'Oxford Movement' led by Newman Keble and Pusey as there was incense and 'Gregorian Chants' (Plain Chant) which I always enjoyed. My father and mother were married there and I was christened there. My uncles led a revolt against this procedure and went to a more Evangelical church in West Chiselhurst, or did they? I suspect that they didn't go to church at all but wished to avoid the formal procession! This was necessary because 'the horses must not be taken out on Sundays'. After lunch on Sundays there was always a visit to the stables when the horses were given carrots and pieces of bread. There were three horses in the stables one of which was sometimes ridden, but my grandparents didn't aspire to a 'carriage and pair' which I think would have been considered rather presumptuous. The Tiarks of Foxbury and the Nickalls sported 'pairs' and Leonard Powell drove a 'four in hand'. They were all friends of my grandparents and uncles but were recognised as being in a higher 'pecking order' among 'carriage folk'.

As a small boy in an entirely adult household I spent a lot of my time with the servants. They appeared to me to be a happy lot and were very kind to me and I was allowed to 'help' in cleaning the plate in the pantry and grinding the coffee in a mill in the kitchen. Mrs Morris the enormously portly cook was tolerant but easily upset and I remember being chased out of the kitchen with a dishcloth for meddling with the clockwork spit in the kitchen, this was a device for roasting large joints, birds etc; these were hung on the spit and when a 'clear roasting fire' had been obtained in the kitchen range, it was wheeled in front. There was a door at the back which could be opened to inspect the joints and do any necessary basting; an obvious target for small boys to meddle with. My real friends, however, were the outside staff. Pointer the coachman who taught me how to groom and clean harness, burnish steel work bits etc and clean brass of which there was quite a lot on the harness and carriages. I expect the poor man had to do it all over again after I had gone, but he always told me I had done a wonderful job! Maxwell the cowman and George the under gardener were also good friends. I expect I wasted a lot of their time which was probably one of the reasons why I was sent to a local Dame School for two terms.

The highlight of the year we spent at Southlaund (1897) was Queen Victoria's Diamond Jubilee. My grandfather was a patron of the 'Yorkshire Schools' who possessed a large building on the processional route south of the river. There was a stand in front of the building and our party had a large room on the second floor for rest and refreshment. We went by train from Chiselhurst to the Elephant and Castle and walked from there. The route was lavishly decorated and there were enormous crowds. The procession was very long and comprised representatives from every ship in the Navy, and every unit in the army. The Queen was an unexpectedly small figure in an open landau drawn by the 'creams'. There were many bands and it was very spectacular.

WOODLANDS

John and Eliza Webster moved into their new house, Woodlands, on the Ashfield Lane, as soon as it was completed in 1871. They had been living in Highgate, but with three children, all under 10 years of age, they wanted the space and quiet of country life. The railway had recently been extended to Chislehurst, and John would find it easy to get into London, where his hosiery business was booming.



Woodlands in 1917

THE HOUSE

Woodlands was a striking house. It looked southwards over a pond on the corner of Ashfield Lane and Kemnal Road and beyond to the Commons, while behind it, to the north, lay Wood Heath, an area of wood and scrubland owned by Earl Sydney, though not forming part of the Commons. When Woodlands was sold in 1923, the sales particulars described it as 'a spacious house, with Stabling, Outbuildings, Garage accomodation, ...beautifully Timbered Gardens and Grounds, Woodland and Rich Park-like Pasture', and as being in a 'Picked Position, on high ground and gravel soil directly overlooking the Beautiful Common'. In all there were over 5 acres of grounds.

The house was built of brick, with a slate roof. It had three floors and a cellar. The front entrance hall was long, 27ft 11in, with a side hall to the garden entrance, a lavatory and W.C. It led directly to the large Drawing Room (25ft 2in by 16ft 5in) at the rear, which overlooked the grounds behind the house. The dining room at the front (25ft 7in by 17ft 9in) had a 'handsome Italian marble mantelpiece', as did the 'Spacious' Morning Room. The remainder of the ground floor was given over to 'fully adequate' Domestic Offices, with a Kitchen, fitted with 'double oven Range and Dresser', Scullery with sink and a rain water Pump, Larder, Pantry, Tradesmen's entrance, and Servants' W.C.

There were five bedrooms on the first floor, with a bathroom (with fireplace), W.C., and a housemaid's pantry, while on the upper floor there were several rooms for linen, lumber, and servants' bedrooms. One large room had been used as a billiards room but was 'adaptable as an excellent Bedroom'.

By 1923, the house was somewhat behind the times. While there was mains gas and water, there was no electricity. The sanitary arrangements were on the cesspool system 'and are believed to be



William Bonnett at the entrance on Ashfield Lane

in good order'. Somewhat apologetically, the particulars point out that, it 'would be easy to instal main drainage'.

In 1923, there were well-maintained gardens and grounds. The formal garden area around the house had pretty flower beds and borders, while beyond was a full-sized tennis court, and beyond that, a large, well-stocked Kitchen Garden, Orchard and 'Parklike Grass Land'. The remainder of the grounds was given over to woodland, with 'innumerable fine Trees and Shrubs', with 'much of the Timber..of mature growth and excellent proportions'.



The family car

Finally there were outbuildings around a paved stable yard: a Double Garage, Stabling for two horses, Harness rooms, Fruit room, Work shop, potato brick store and a coal cellar. There were two living rooms and a W.C. for outdoor staff.

THE WEBSTER FAMILY

John and Eliza were married in 1859 in Staffordshire. John was 39, and Eliza was 26. We know little about John's background. He was born in Wainfleet, Lincolnshire, and he had set up an outfitters business with his elder brother, William, in London, which suggests that the family had a background in cloth. He married into business, since his wife was a daughter of William Machin, who ran the Waterloo Potteries at Burslem in Stoke on Trent, and they lived there for a while after marrying.

In 1861 John decided to set up a hosiery business in London. The family moved to Highgate, where they had three children, and then a further two after moving to Woodlands.

- Eliza was born in 1861, and after boarding school, lived at home until she married an accountant, Harry Richardson, in 1901,
- Maud was a boarder at a ladies school in Brighton, and was still at home, unmarried, in 1911,
- John William, the eldest son, born in 1865, joined his father in the hosiery business, but moved to live in Croydon after marrying Ethel Martin in 1890,
- Harry was born in Chislehurst in 1873 and went to Windlesham House School in Brighton. He became an art photographer. He married Maud and moved to Plaistow Road in Bromley.
- Fred, born in 1876, was described as a 'gentleman' in 1901, and was still living at home in 1911.



Eliza in 1915, aged 82

John Webster died in 1896, and his will gave a life interest



Harry in 1915

in the house to his wife, who continued to live there until her death in the autumn of 1922, after which Woodlands was sold.

Cyrus and Dora Adam bought the house in 1923 and were to remain here for ten years. Robert and Violet Burkin worked as their domestic staff, and occupied the flat over the stables, before they moved to live at one of the Websters Cottages, from where Robert worked as a jobbing gardener for a number of the houses in the area, including Mulbarton Court (see

note on page 138). After 1933 the house was converted into flats by Thomas Smith, but by 1939 the house was purchased and occupied by the Church Missionary Society (CMS) and renamed Liskeard Lodge. This was linked to Foxbury, which CMS acquired at about the same time. Foxbury was a training centre for female missionaries, while Liskeard Lodge was for men. In 1968 CMS moved its training functions to Birmingham and Liskeard Lodge was sold for development. Shortly afterwards Woodlands was demolished, and the houses of Roehampton Drive and Liskeard Close were built in its grounds.

The Webster family name lingered here for a while. The three cottages to the east of Oak Cottage on Ashfield Lane were known as Webster's Cottages, and the pond on the corner of Ashfield Lane and Kemnal Road was called Webster's Pond, but the pond is now gone, and the cottages have been renamed.

WOODLANDS' STAFF

Throughout the time that the Websters lived at Woodlands there were two or three house staff, one or more gardeners and a coachman/chaffeur. We know little of the staff, except for William Bonnett, who is likely to be the bearded gardener shown in the photographs. He was an unmarried gardener from Lincolnshire, living above the stables in the grounds of Woodlands. He was born in 1856, aged about 60 when the photographs here were taken, and died in 1925 aged 69. It has not been possible to put names to the other staff.



Above, three house servants, and William Bonnett, right



SOME MEMORIES OF WOODLANDS AND THE ADAM FAMILY

My parents, Violet and Robert Burkin, began their employment with the Adam family at Woodlands during the 1920s; my parents lived in the coachman's flat over the stables, later used as a garage. When my father went to apply for the job at Woodlands he saw a gardener dressed in shabby tweeds grubbing about in the shrubbery. My father said to him that he had come for a job with his governor. It turned out that the "gardener" was the governor! Cyrus Adam seemed a very democratic man. He loved driving and, unusually for those days, did not have a chauffeur, driving himself to Chislehurst Station to take the train to his London office. At weekends he would take my father out for drives, to Cudham, the home of the Burkin family, to Sevenoaks and beyond. I went into the Woodlands house only once and I recall the long hall mentioned in the house particulars. My father was the sole gardener at Woodlands at that time; although the grounds were large, the cultivated part of it was relatively small, and my father had his own plot for growing vegetables. I recall Armistice Day in 1932 and standing by an open window in the stable flat beside my father, a former soldier, as he saluted for the full two minutes silence, marked by the firing of a maroon.



Cyrus and Dora Adam

Of course, all the employees in Kemnal Road got to know each other. My father was pals with Mr Beal, a chauffeur to the Duder family at Westerland. Mr Beal lived with his wife and family, a girl Joan and twins (Vera and Phillip, I recall) in a cottage in the grounds, which was the Lodge. Mr Beal was friendly with another chauffeur called Mr Whitt who had a little girl, these two men and my father would go to the pub after work. The two would argue, as Mr Beal was a pacifist and Mr Whitt was not, and he challenged Mr Beal to join the Territorials, saying it was not all about fighting. Both men were still in the 'terriers' when the war started in 1939, and were called up at once. They both went through the war safely, with Mr Beal, being rescued from Dunkirk.

When the Adam family moved to a smaller house in Bromley, my parents left their full-time employ and took up residence in Webster's Cottages, where my sister Sheila was born, in 1934; we lived there for about two or three years. My parents continued to work part-time for Mr Adam; my mother taking care of the children and my father gardening. The Adam's new neighbour in Bromley was the loud and outspoken actor, James Robertson Justice; he and my father, a similar kind of man, got along well over the garden hedge. At that time my father was also



The Adam children with Nurse



*Robert and Violet
Burkin c1970*

working on a small farm belonging to Mrs Bowen, who lived in a house called Torrence, which neighboured Woodlands; Mr Adam had at one time let out some of his land to Mrs Bowen for grazing. The Adam children and even grandchildren, kept in touch with my parents, maintaining contact with my mother after my father's death in 1977, in the time-honoured way of remembering old servants; my mother died at the age of 98, in 1993

With reference to the lake at Kemnal Manor: I have to admit to playing a part in an environmental disaster there in about 1937. I was with a group of little friends and we decided to make a cave in the bank of a large stream that fed the lake. We had excavated a big hole when we struck something very hard that resisted our efforts. Our big brothers then arrived and mine, being the strongest, took up a pickaxe and attacked the obstruction. It was a sewer pipe that burst open and raw sewage flowed out into the stream and on to the lake, exiting via a stream that ran to Eltham; all the plants and fish in the lake were killed. The police investigated but we boys kept silent. I wonder if there is any record of this event?

My father also worked for Mr Molins of Kemnal Road as gardener, one of five gardeners and one chauffeur. My sister recalls in her book on her Chislehurst wartime childhood, *Letters to Hannah*:

"It was my father's nature to be concerned with 'what's right', as he used to say. This meant that he carried out his ARP duties to the letter. Having been told that no civilians should be walking about after the siren had sounded, he went as far as threatening to thump a cyclist, who would not go in the public air raid shelter, because he was anxious to get home to his wife and children during the alert. The man complained about my father to the authorities. With the outbreak of war, some ARP Wardens were compelled by the government to give up their employment, so that they could take on full-time emergency duty. My father was one of these, a move that upset his employer, Mr Molins, to whom my father was gardener. As the Phony War set in, it seemed that a permanent emergency force was not needed and, possibly because of his rigorous interpretation of the rules, my father was demobilised. When he went to Mr Molins, to ask for his job back, he told him to 'clear off'. As the air raids began, it gave my family a grim satisfaction that his house was the first in the village to be damaged by an enemy bomb; Mr Molins was away at the time."

The Molins children—two boys I believe—seemed to tire of their toys very quickly. They were thrown out in the rubbish and my father rescued them. I recall, among other things, a magic lantern and slides, a garden construction set made of painted lead, a cine-projector with films, a Pollock's toy theatre, wonderful Christmas decorations and a wind-up gramophone in an oak case.

Ron Burkin, who lived in Chislehurst until 1945
(with help from his sister, Sheila, better known as writer Victoria Seymour).

THE AMENITY STRIP

Next time you travel down Kemnal Road, look at the western edge of the Road between Ashfield Lane and The Coach House. There is a narrow strip of woodland between the gardens of the houses in Liskeard Close, and the tarmac of Kemnal Road. It is now referred to as the Amenity Strip. It has an interesting history, involving many of the well known residents of the Road.

In 1879, Walter Murton purchased the land, for the sum of £30, from John Robert, Earl Sydney, then the Lord of the Manor of Chislehurst. Why did he do this? Had he had an argument with John Webster, who lived at Woodlands, behind the strip, regarding the use of the land? Was he keen to preserve the view opposite his house so that development could not take place there, or was this part of his general desire to maintain the naturalness of the Commons, wherever possible? We shall never know.

What we do know is that having bought the land, he still held it after he sold Meadowcroft in 1900. He eventually sold the land in 1901, for £145, to a group of residents of Kemnal Road. His address in the 1901 document is given as the Devonshire Club, St James Street.

The residents to whom he sold the land were: Charlotte Tyndale (Meadowcroft), Frank Tiarks (Woodheath), and Alexander Travers Hawes (Nizels). The indenture of sale recites that the three agreed to purchase the land '*for the purpose of keeping the said strip of land as far as possible in its present condition*'. This therefore sets up the Trust which has existed since.

In an addendum to a later document, Frank Tiarks and Travers Hawes signed a statement to confirm that the consideration was contributed in the following proportions:-

Mrs Tyndale	£75	(Meadowcroft)
Mr Frank Tiarks	£25	(Woodheath)
Mr A Travers Hawes	£10	(Nizels)
Mr N Balme	£10	(Inglewood)
Mr East	£10	(Homeleigh)
Mr James	£10	(Holly Bowers)
Mr H F Tiarks	£10	(Foxbury)
Mr R Payne	£ 5	(Selwood)

(This of course totals £155)

By 1935, two of the new Trustees were dead; Travers Hawes died on 20th May 1924, and Charlotte Tyndale on 1st February 1933. Frank Tiarks was the sole surviving Trustee, and he was considering moving to Somerset, which he did by 1937. He therefore arranged for a Deed of Appointment, dated 5th April 1935, whereby he retired, and three new trustees were appointed: Roderick Hawes, a son of Travers, John Edwin Duder (an insurance broker at Lloyds living at Westerland), and Arthur Pelham Ford (a partner at accountants Peat Marwick & Co. living at Hoblands). The three new trustees paid £50 in total to the executors of Mrs Tyndale for her share of the purchase of the land.

The Deed of Appointment may also have been prompted by an action against Thomas

Smith, who lived at Woodlands, and appears to have attempted to take over some or all of the strip. The Trustees took legal action. Mr Justice Bennett presided over the agreement of terms between the Trustees and Mr Smith, dated 11 December 1936, whereby Smith '*undertakes to execute a transfer [to the Trustees] of the strip of land...and to make good to their satisfaction the damage to their fences, and to pay £37.14.9 for their cost of this action*'.

Arthur Pelham Ford died on 27th September 1937, and in April 1938, Major Philip Reginald Margetson, by then the new owner of Meadowcroft, acquired, for £20, the share and interest previously held by Ford. On 18th May he was appointed as a trustee. Margetson was a senior officer in the Metropolitan Police, and later was Assistant Commissioner from 1946 until 1957.

By 1959 John Duder had died (27th December 1944), and Margetson (now Major Sir Philip Reginald Margetson, MC) had sold Meadowcroft for development, and was living in Tufton Street, London. Both he and Hawes, living in Bickley, wanted to retire, and they appointed Charles Dunn (Hoblands Cottage), Charles Williams (Nizels), Harold Clifton (?) and Leonard Gilbert (a flat at Westerland) as new trustees. There is no mention of any consideration passing hands in this transaction. Harold Clifton died on 5 March 1962, and in 1964 Hugh Cyril Kinder (Hoblands) was appointed as trustee in his place.

In May 1972, Peter Harding (Woodheath) was appointed as a trustee, and Peter Low (Eaton Court), Roger Grant (Acorn Close), and Albert Isles (Marlowe Close) had been appointed by November 1985. The current trustees are all members of the Kemnal Residents Association Committee.

Notes:

1. *The Amenity Strip has an area of 23 perches. A perch is an old measurement. It had two uses. One was for length; it was equal to a rod, being 16.5 feet. It was also used for measuring land area, as in this case. It was equal to 272.25 square feet, being one square rod. There are 160 perches in an acre, so the area of this strip is about 1/7th of an acre.*

2. *The papers tracing the history of the strip were sent to Albert Isles by a London based law firm called Warren Murton. This firm was established in 1874 after Walter Murton, on his appointment to the*

Board of Trade, sold his own personal practice to two of his former employees, Messrs Warren and Gardner. Walter's eldest son, Bertie, became a partner in the firm when he qualified as a solicitor, as stipulated in the sale agreement. Warren had died by the time that Bertie became senior partner, but the name Warren Murton continues to this day.



The south end of Kemnal Road with the Amenity Strip on the right

KEMNAL ROAD - THE FUTURE

Some 130 years ago Kemnal Road was being created on ancient woodland. Today we are attempting to maintain the woodland character of the Road.

Kemnal Road is within the Chislehurst Conservation Area, and it may be of interest to see what Bromley Planning Department say of the Road in its guidance to builders:

'Kemnal Road retains the character of a rural lane through dense woodland, with large individually developed residences on generous plots scattered sparingly amongst the trees, often not visible from the road, and occasional driveways or lodges hinting at spacious houses and estates beyond. This effect is heightened by the road not providing through access to vehicles, resulting in quiet traffic. Whilst this character is essentially intact on the eastern side of the road, some of the development on its western side (on sites created by bombing in World War II) has more in common with the type of development, which has occurred, in more intensive residential estates to its east.

Kemnal Road has a distinctive character as a spacious wooded pocket of residences, which forms a gentle transition between the denser urban forms to its west and the rural lands to its east. It characterises the unplanned evolution of a pocket of semi-rural housing, in contrast to the comprehensive effect of promoted estates. Retention of this character would make an important contribution to the Conservation Area, illustrating a remnant of a form of development which was previously found along other roads leading into woodland around the Conservation Area, but which has largely been eclipsed elsewhere by intensification of settlement.'

This character continues to be under threat from development, and it is not easy to be confident that 130 years from now Kemnal Road will have retained very much of its semi-rural character. We hope, however, that this book will give readers a sense of the development of the road, and its interesting past, and that this may have some influence on future development here.

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SIR WALTER MURTON CB

Walter Murton (later Sir Walter Murton CB) lived at Meadowcroft for 25 years from 1875 until he sold the house in 1900 to start his foreign travels. His contribution to Kemnal Road and Chislehurst affairs cannot be underestimated, as this short note should demonstrate.

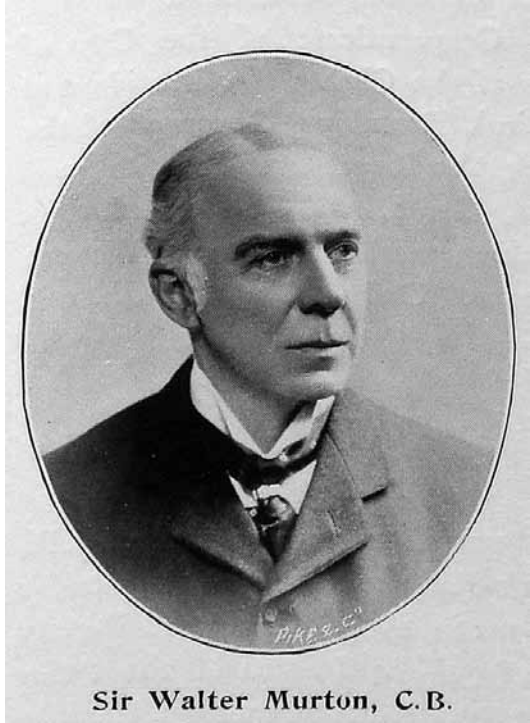
First some biographical details. Walter was born in Ashford in April 1836, the second of eight children. His parents were wealthy farmers, and well connected. Walter went first to Ashford Grammar School, and later to Tonbridge School, and at the age of 16 he was articled for five years to a solicitor friend of his father, a Mr Robert Furley, in Ashford.

Mr Furley had a significant part to play in Walter's life. First he was instrumental in enabling Walter to take over a London based law firm when he was not yet 22 years of age, which embarked Walter as an independent lawyer, and second he introduced Walter to one of his nieces, Mary Callaway.

Walter and Mary were married in August 1860, when he was 24, and she was 22. They remained happily married until her death in 1895. They had five surviving children, of whom more later. After they married, they moved to Maida Vale, where they lived for 12 years.

In 1874 Walter was offered the position as Solicitor to the Board of Trade, a most prestigious position in Government. Although it entailed a drop in income, he accepted the position, which he then held for the remainder of his professional life. Having taken this position, he sought to buy himself a house which befitted his new status. He had visited Chislehurst with friends in earlier years on a riding holiday, and decided to look for a house there. He found Meadowcroft; his description of the house is on page 21.

In 1900, Walter retired from The Board of Trade, and was knighted in recognition of his contributions to Government. He sold his house that same year, and spent the next eight years travelling. First he spent time in England and Scotland, and then set out with his two daughters to India, Ceylon, Australia, New Zealand, Egypt, Greece, Italy, Hungary, Austria,



Switzerland, USA and Canada.

He finally settled down again in 1907, at the age of 71, to live at Langton, near Tonbridge Wells. He lived there for the rest of his life. He died aged 91 in 1927, and is buried in the churchyard at St Nicholas, Chislehurst, together with his wife and four of his children.

He participated in local affairs. For fourteen years he was a member of the Parochial Committee, which governed local matters in Chislehurst; he was president of a local hospital, a local charity, and a permanent member of the Board of Conservators for Chislehurst and St. Paul's Cray Commons. It is in this last role that he should be remembered by all those who use and treasure Chislehurst Commons, since he was instrumental in saving them for our present use.

The then Lord of the Manor of Chislehurst was attempting to get as much value from the Commons as he could, including opening quarries for gravel, and peat, and taking ice from the ponds, which in those days were much used for skating in the winter. He was within his rights to do so, but Walter and his friends and neighbours Travers Hawes and Nettleton Balme wished to preserve the use of the Commons for the people of Chislehurst. They therefore lobbied for an order to manage the use of the Commons, under the provisions of the Metropolitan Commons Acts, and were successful in obtaining a private Act of Parliament to regularise the position. The Board of Conservators was established under this Act, and Walter was nominated by the Lord of the Manor, then Earl Sydney, as a permanent member of the Board. Walter took a great interest in the replanting of the Commons, and in taking action to prevent any further enclosures or building on them. His negotiations with William Willett regarding the building of additional houses on Camden Park land are set out in the History of Chislehurst in the chapter written by Walter.

One final note. It was Walter Murton who bought the small strip of land on the south west corner of Kemnal Road, which is now the Amenity Strip. His actions here are described on page 140. He has thus ensured that a little corner of the road remains as far as possible in the state when he bought it.

MAJOR SIR PHILIP REGINALD MARGETSON MC



Sir Philip Margetson
© National Portrait Gallery, London

Philip Margetson was born in 1894 in Southwark. He is not listed in the 1901 census, and may have been living in Scotland, since, during the Great War, he served with the Royal Scots Fusiliers. He was awarded the Military Cross for gallantry in June 1916.

In January 1945 the London Gazette stated that he ceased to be on the reserve of officers (due to age), and he does not appear to have had an active role in the Second War. This was presumably since as a high ranking police officer he would have had an important role to play at home at the outbreak of war.

He was appointed an Officer (brother) in the Venerable Order of the Hospital of St. John of Jerusalem in January 1947, and Commander of the Royal Victorian Order in January 1948. The Royal Victorian Order is in the gift of the sovereign for service to the Royal Family; the government has no part to play in nominations or approvals for this order, so it is reasonable to assume that Margetson had been responsible for police protection to the Royal

Family. He was subsequently raised to Knight Commander - KCVO - on his retirement from the Metropolitan Police. He was also given the Queen's Police Medal for distinguished service.

When he was knighted, in the June 1956 Queen's Birthday Honours, he was described as being of Bembridge, Isle of Wight.

After his retirement he moved to London and became, among other things, Chairman of Securicor, a company set up after the war by Henry Tiarks, Frank's son.

There were other families with the surname Margetson living in Chislehurst around this time, and a Margetson features on the Chislehurst War Memorial, but there are no indications that they were related to his family.

SIR GERALD BERKELEY HURST KC

Gerald Hurst¹ lived at Hoblands between 1937 and 1944. He moved there after being appointed as County Court Judge for Croydon and West Kent in 1937. After he retired he continued living in Chislehurst, first at 15 Church Row, and then at Heatherbank, a private hotel.

He was born in Bradford in December 1877, the second of three sons and one daughter. He attended Bradford Grammar School, and went up to Oxford to read History, where he obtained a first.

He moved to Manchester to study law, and was called to the Bar in 1902. He continued to practice law in Manchester until he was called up to fight in the 1914/18 war. During this time he married Margaret Hopkinson in 1905. They had six children, five girls, and one son, Quentin, who died in 1941 fighting in North Africa. Quentin's name is on the Chislehurst War Memorial.



Gerald Hurst, 1921 © National Portrait Gallery, London

Gerald was a member of the Territorial Army, and was called up in 1914 to fight. He fought with the 7th Manchester Battalion, part of the 42nd Territorial Division. The war took him to Africa where he was in Port Sudan, to Gallipoli, where as a Major, and second in command of his Battalion, he was involved in heavy fighting, and was invalided out to Alexandria, and finally to Belgium, where once again he involved in the fighting in 1917 at Bethune, where many of his colleagues were killed. He was promoted to Lieutenant-Colonel after the war.

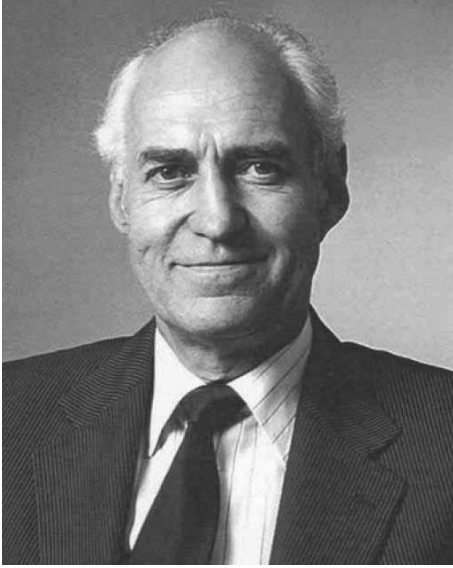
He had been involved in politics before the war, and was released from duty in 1918 to stand for Parliament. He was returned as Conservative MP for Moss Side, which he held between 1918 and 1923, and again between 1924 and 1935.

During this time he continued to practice law, and in 1937, at the age of 60, was offered the opportunity to become a County Court Judge. After a short time in Bristol, he was appointed to the Croydon and West Kent Circuit, where he remained until he retired in November 1952, when he was almost 75.

He and Margaret celebrated their Golden Wedding in 1955. He died in October 1957, shortly before his 80th birthday. He had always been concerned about his wife's health, but she lived on until 1969.

1 *His family name was Hertz, but in 1916 this was anglicised to Hurst.*

CYRIL HUGH KINDER MS, FRCS



Hugh Kinder

Hugh Kinder lived at Hoblands between 1966 and 1987 with his wife Audrey and their five children.

He was born in 1922, the son of a civil engineer in Egypt and his early days were spent in Alexandria. As a boy, he returned with his family to England and the rest of his childhood was spent in Kent. After preparatory school in Seaford, he went to Sherborne, where he developed three of his many interests in life outside medicine. He became a sportsman, he learned about falconry, and he learnt to paint. From Sherborne he went to Trinity Hall at Cambridge shortly after the outbreak of the Second World War. Like so many people at the time, he felt guilty that he wasn't in the armed forces, and indeed the natural history Tripos had been condensed from three to two years as a consequence of the war. None the less, he enjoyed himself enormously as he always did, not least because that is where

he met Audrey, his wife to be. She too was an extraordinary person from an extraordinary family, her father being the first professor of geography at Cambridge, who had also been the youngest scientific member of Scott's fated polar expedition.

In 1942 he went from Cambridge to Guy's for his clinical training and also to further his career in rugby football. There were very few patients at Guy's then because of the bombing and so students were largely taught out of town at Farnborough, Orpington, and Pembury. Much as he enjoyed playing rugby and boxing for the hospital, which seems to have taken up much of his time, he developed an interest in surgery then and this interest was reflected in his house officer appointments, which were all surgical. He then spent two years in the Royal Air Force before returning to Guy's with his mind set on a surgical career.

He passed his final FRCS in May 1950, having become interested in urology as a result of working with Kilp (Mr. F R Kilpatrick), who was urologist at Guy's and at St Peter's Hospital (as it was then). In 1958 he became consultant urologist at Guy's and two years later he took sessions in Beckenham Hospital as well. He and Kilp turned Guy's into one of the best departments of urology in London when there were so few of them and sustained it as competition from new departments up and down the country developed.

During his career he did so much. He was president of the urological section of the Royal Society of Medicine; he was a member of council and secretary of the British Association

of Urological Surgeons; treasurer of the British Journal of Urology; a member of the committee of management of the Institute of Urology; member of the advisory committee for the development of urology; member of the SAC in urology; chairman of the urological specialist subcommittee; and a member of the regional medical committee in the former South East Thames Regional Health Authority. At Guy's he was involved in almost every activity he could have been involved in and chairman of almost every committee at one stage or another.

The central focus for Hugh was always his family and his home at Hoblands in Chislehurst. Hugh and Audrey had a happy and enduring marriage, celebrating their golden wedding in 1999. They had five children all of whom have been prolific in providing grandchildren and one of whom, Richard, also became a urologist.

On retirement in 1986 he and Audrey moved to South Walsham in Norfolk to pursue his interests: his family, sailing, gardening, painting, and village life around him. He had a large family and they came to him and he went to them. Norfolk had become the major family focus for the Kinder family many years ago because of his love of sailing and it was the obvious place to retire to. He raced sailing dinghies for 64 years and was still racing a few months before he died. His small fleet of aged sailing dinghies and a bungalow on the Norfolk Broads have been an asset to the Kinder family for more than 70 years. A man of enormous physical energy, much of his time was spent in gardening. Audrey provided the direction and Hugh the motive force.

Outside the garden, watercolour painting was his main interest and he had regular one man exhibitions. When he no longer had the department of urology to direct, he had South Walsham to direct instead. He and Audrey became very active in local village life and as in every other thing he had ever done, he became chairman of that too, specifically chairman of the parish council. Hugh died in October 2002.

Extracts from an obituary in the British Medical Journal by A R Mundy

PETER HARDING

Peter Harding lived at Woodheath Cottage, which he converted from Frank Tiarks' polo stables, from 1952 until his death in 2006. After an early childhood based around south east London and Kent, Peter Harding was schooled at Dulwich College where he gained an entry to Imperial College to study metallurgy.

When war broke out in 1939 he was evacuated to Swansea with the Metallurgy department. However, the stay was short-lived and he went off to war as a Pilot Officer affiliated to Air Reconnaissance, RAF. In August 1941 while on a mission to Kiel, his Spitfire engine failed over Germany. He parachuted to safety and was captured by the Luftwaffe.

GREAT ESCAPE

During his time as a POW he was involved with the Great Escape and numerous others and exercised over the wooden horse. Due to asthma he wasn't allowed into the tunnels which probably saved his life. His role was to obtain whatever tools and materials were available to be used in the escape efforts. This was very evident with his passion not to throw things away. After the Germans deserted the camp, he was captured by the Russians before repatriation to England. While Dad did not talk too much about the war years he would relate some of the more interesting times.

Dad was demobbed in August 1945, having spent the best part of four years in the POW camp, and returned to Imperial to complete his degree in metallurgy.

He became heavily involved in the college activities joining the various clubs and completing his degree. He became President of the Imperial College Student Union and also joined the Masonic Lodge becoming Master in 1970-71. Imperial became his love and his support of the RSM, Chaps, 22, and links clubs became legendary.

He started working for Bermondsey lead smelter Enthoven and Sons and stayed with them for 33 years, retiring at 63 as Technical Director. As he started his career he was introduced to Sheila, his first love, and married her in January 1952. Dad's love for Mum was very evident when she suffered a very severe stroke some 11 years ago. He still believed a cure could be found.

As we were growing up Dad slowly cleared the land and stable he had purchased in Chislehurst. He was always on the go, building something and making additions to the house. I'm not even sure if he's finished yet. All our neighbours have said they are going to miss his ability to fix things.

This, from a son's perspective, was the perfect place to grow up. The pool, which during the war had been used to grow mushrooms, was cleared and a solid marble swimming pool appeared. This provided a perfect place for us kids to learn to swim, swing from the trapeze and ropes suspended from the ceiling and have tons of fun. In the bitterly cold winter of 63-64 Dad took a pair of skates down to the pool and swung down from the trapeze onto the frozen pool and skated to the end. We all thought he was a bit crazy but that was Dad. The large grounds also lent themselves to large parties some formal, some not so formal.



Holiday time was spent at Dad's other love, Salcombe. Most years Dad taught us rowing, sailing, boating in general, water skiing (which Dad was still doing into his 70s), fishing and a general love for the sea. Needless to say, great fun and lots of fond memories came from Devon.

RACONTEUR

As we kids grew up and as soon as I could drive, my first role was to act as driver collecting Dad from his many activities at Imperial College. On numerous occasions

Peter during his 75th birthday flight in Carolyn Grace's two-seater Spitfire. It was the 22 Club's gift to him

I would walk into either the Union or South Side bars to find him surrounded by contemporaries, students, and recent graduates hanging on his every word

or listening to a good joke. Occasionally I would join him at the dinners and suffer the consequences the following morning.

Dad was certainly an influence in my choice of career as I have spent the last 30 years in metallurgical roles in South Africa and now Australia. He has also encouraged my daughter who has just completed her studies in extractive metallurgy at West Australian School of Mines.

During his time with Enthoven he became very involved with the local Bermondsey Sea Cadets especially assisting with the mammoth task of looking after the Brixham trawler Kenya Jacaranda. He continued to consult on lead metallurgical issues and several jobs in South Africa allowed him to visit me and my family.

SPITFIRE PETE

Finally his last love - Spitfires. I'm not sure what triggered him to recount his war interests. Part of the reason was the realization that many of those involved in the war were dying without imparting their knowledge and experiences of what really transpired.

Dad became involved with the Spitfire Society, Air Crew Association, POW and other related bodies. The highlight for him was digging up his Spitfire aided by the local Germans, some of whom witnessed the plane's final dive, and visiting the Jever Air Base where he was first taken prisoner. Thus the nickname 'Spitfire Pete'. His talks and enthusiasm to impart his experiences and knowledge can only be a shining light for those of us who follow.

As we say farewell to 'Spitfire Pete' I would like to remember what so many fought and died for so that we may be free.

Dad, you've crossed Salcombe bar.

Taken from the obituary written by Barry Harding, eldest son of Peter Harding.

HAROLD MOLINS

Senor Jose Molins was born in Havana and started making hand-rolled cigars there in 1874, just as Foxbury was being built. He married a Virginian girl, Ella Georgina, and took out American citizenship. They had two sons, Walter and Harold, who were educated in the United States England and Germany. Around the turn of the century the family moved to London. They had hopes of building a successful cigarette-making machine, but lack of funds meant they had to start by importing machines from the USA to sell to UK cigarette producers. They also acted on behalf of producers in using their imported machines to make cigarettes themselves, and selling some of them to the public. One of their earlier customers was the radical Leon Trotsky, then living in London. They also mechanised the wrapping and boxing of cigarettes which previously was all done by hand.

By 1912 their father had died, and Walter and Harold formed their own company, Molins Machine Co Ltd., which was intended to produce cigarette-making machinery. Walter was to take the lead in innovation and production, while Harold looked after the finances and administration. In its early years the company struggled, and Walter moved to Dresden to research developments there while Harold looked after the small UK operations, then based in Aldgate.

During the 1914-18 war the company became involved in the manufacture of munitions as it was to do in the 1939-45 war. This helped their finances, and put them in a position to take advantage of the post war boom in cigarette consumption. Before the war most smoking was pipe-based, but the war had demonstrated the convenience of cigarettes, and demand for cigarettes shot up ten-fold in as many years.

The brothers used the proceeds of this boom to grow the business, and produced innovative machinery for the packaging of cigarettes, including cellophane wrapping, the first time this was used for any products, anywhere. This was in new premises in Deptford, where the company was to be based until 1950. Their greatest success, however, was their first cigarette-making machine, patented in 1926. It was faster and more reliable than any rival machine, and had phenomenal market success. This enabled them to focus their attention on developing ever better versions of this machine which was sold on licence to manufacturers all over the world.

Molins plc is still active today and has operations around the world. It is based in Milton Keynes, but there is no longer any family connection. Walter had died in 1935 at the age of 52. Harold became chairman after his brother's death, and remained so until his death in 1958 to be succeeded by Walter's son Desmond.

Harold cut something of an unusual character. *'He was not an impressive looking man'*, said one of the Directors of the company, and was *'curiously nervous'*, who had fixations on food. His wife, Cora, is supposed to have said of him: *'What can you do with a man like that – he won't eat anything but chicken. I'm absolutely sick of chickens!'* He was a very good tennis player according to a friend, which is presumably why he built his own court at Mulbarton Court. He was also a good billiards player and a keen theatre-goer.

MAJOR JOHN LAWRENCE BENTHALL, CBE, TD, ORDER OF THE RISING SUN OF JAPAN, 3RD CLASS.

Major John Benthall and his family lived at Holly Bowers from 1930 to 1947. He was a military man who was also influential in the shipbuilding world. He was born in Torquay in 1868 and educated at Harrow. His father was a Lieutenant-Colonel in the 1st King's Dragoon Guards.

John started work with Samuda Brothers, an engineering and shipbuilding firm based on the Isle of Dogs. Later there was Japanese investment into the company, and this may have resulted in his being honoured by the Emperor of Japan. He became a member of the Institution of Naval Architects in 1890. He later moved to Vickers, Sons & Co, becoming a director in Vickers Ltd before retiring in 1926.

His military career involved him joining the North Somerset Yeomanry in 1890, and becoming 2nd in command at the outbreak of the 1914-18 war. He was seconded for special service with the Admiralty throughout the war, and later served on the Shell Committee and the Naval Inter-Allied Commission of Control in Germany and Austria. He was a Major in the Territorial Army, and was awarded a Territorial Decoration for long service with the TA. He was awarded the CBE in 1919.

He was a Freeman of the Cutlers' Company in Sheffield, a Freeman of the Worshipful Company of Shipwrights, and was granted the freedom of the City of London in 1924. He was a life member of the Royal Society of Arts, a Fellow of the Royal Horticultural Society, and a member of the Cavalry Club and the MCC.

John Benthall had married Emily Bradshaw in 1895, and they had a least one son, Robert. Emily died in 1907. After the war he married Henrietta Hall.

One amusing anecdote about Major Benthall was that he was a drinking partner of Colonel Edlmann of Hawkwood. That house was riddled with dry rot, and Colonel Edlmann used to close down rooms as they became unusable. Major Benthall used to spend time with him, drinking whisky and shooting at pigeons on the lawn from the French Windows on the ground floor, while the house disintegrated around them. (*Story courtesy of Mr Slegg of Orpington*)

HAROLD MOLINS (CONT)

Harold lived out some of his eccentricities at Mulbarton Court: *'He had a big house on the outskirts of Chislehurst in Kent. It was a beautiful place, very large, with a splendid garden. He had one room in the house which was equipped with slot machines, and whenever he had a party and people were there, he would give each one a packet of shillings, to play on the slot machines. Also he had a television set in every room in his house, and would go from one room to another, switching off one set and turning on another.'*

Nevertheless he was a man of significant financial acumen. His flair for finance and tight control ensured the company's growth and remarkable profitability. This did not prevent him being regarded as personally generous and kind-hearted.

(information from 'The Making of Molins' by Richard Hall, 1977, with thanks)

FRYNIWYD TENNYSON JESSE

The writer, journalist and playwright, Fryniwyd Tennyson Jesse, known to her friends as Fryn, was born at Holly Bowers on 1st March 1888. Her mother Edith Jesse was a daughter of Henry James, the Cornish coal merchant who lived at Holly Bowers, and his wife Helen. Her father was a cleric and a nephew of Alfred Lord Tennyson. Fryn was the second of three daughters and was christened Wynifried Margaret Jesse. She first used her pen-name when she was 19, but adopted it for the remainder of her life.

Her father's quest for a suitable position in the church led him to many places, and for the first twelve years of her life Fryn travelled with her parents to Cape Town, The Canary Islands, Guernsey and Sicily, and lived in Balham, Exeter and London. She had rickets as a child, and wore leg irons for a while.



Fryn in her 30s.

Whenever she was in England Fryn visited Holly Bowers regularly, since her elder sister, Stella, was living there permanently, and she enjoyed the company of her aunt and uncles. Her mother (like her grandmother) was something of an invalid, and became increasingly irascible, so that Fryn's childhood appears to have been something of a trial, particularly as her father eventually took a position in Ceylon, leaving his family in England. Her times at Holly Bowers appear to have been something of a relief for her.

She was a strikingly beautiful young woman, 'I have never seen a lovelier girl', wrote Rebecca West later. At the age of 19 Fryn was able to leave home and enrolled at art school in Newlyn, Cornwall, where she was very popular with her fellow students. While she did undertake some book illustrating, it was to writing that she was drawn. Her first job was writing for *The Times*, but at the same time she was writing short stories. Her first, 'The Mask', received good reviews when it was published in *The English Review*, and in 1912 it was produced as a play at the Royalty Theatre, Shaftesbury Avenue, when Fryn was only 24.

It was around this time that Fryn badly damaged her right hand on the propeller of a light aircraft she was about to board. This required amputation of two fingers, and surgery on other parts of her hand. She had several operations, and eventually she went to New York where she had false fingers fitted. However, the lasting damage seems to have been that she became addicted for a while to morphia, which she took to ease the pain during the months after the accident.

At the outbreak of war in 1914, Fryn asked *The Daily Mail* to send her to Belgium to report

on the war for the paper, and she reported from Antwerp, including from the front-line, until she was forced out by the German occupation of the city. The Daily Citizen wrote of her *'To my mind, quite the most brilliant ... is Miss F Tennyson Jesse, who has been doing splendid work in Belgium. Not only has she an infallible nose for news, but she has unlimited courage. Best of all, she can write.'* In 1915 she went to Holland, and later she went a number of times to France to report on the state of the Red Cross hospitals there, and to write about what was then called The Women's Army.

She still found time throughout the war to write novels, plays, short stories and poetry and she also met her future husband, a budding playwright called Harold Harwood, whom she always called Tottie. They collaborated on plays as well as writing their own. They were eventually married in 1918. She was 30 and he was 44. They had no children. They were able to run two houses on their financial successes; in the winter they would stay in a house in Provence, and in the summer at a house near Goodwood, Sussex. They continued these arrangements until 1937 when they moved to St John's Wood, London.

The twenties were dazzling times for both of them, despite an undercurrent of instability due possibly to her addictions to morphia and alcohol, but also perhaps a feature of her family history; her grandmother and mother were both notably bad tempered, and the Tennyson family is said to have been known for *'moods of gloomy instability'*. It appears that at least twice she tried to commit suicide.

In addition to her literary works, she wrote works of criminology, and went on to edit and write introductions to a number of books in the series 'Notable British Trials', which established Fryn as a perceptive authority on the criminal mind.

The number of published works diminished as she became frail, perhaps as a result of her addictions. She also suffered a great deal from migraine, for which she needed treatment throughout her life, and had operations on both eyes to clear cataracts. Fryn died in her sleep at the age of 70, in August 1958, shortly after a last cataract operation.

Fryn's obituaries were fulsome. Rebecca West added a note to the obituary in The Times, which included the following: *'In her youth she was one of the loveliest girls of her time Many people knew her later as a charming and clever and kindly woman, but it would be a pity if the girl that she was should be totally forgotten'*.

Her husband was heart-broken and died nine months after Fryn, in April 1959. Fryn had never had a good relationship with her mother Edith, who had become increasingly bad tempered, especially after Eustace, Fryn's father, died in 1927. Her mother died in 1941, and her sister Stella a year later, in June 1942. Fryn had one other long standing relationship; with May King, her housekeeper and companion for 43 years from 1915. May survived Fryn, and she died at the age of 92 in 1978.

Fryn had 36 works published during her life, including 9 novels, 3 books of short stories, 2 volumes of poems, 9 plays, and 8 books of criminology.

This account is mostly taken from 'A Portrait of Fryn', by Joanna Colenbrander, Andre Deutsch 1984, with permission

SIR JAMES KEMNAL

James Hermann Rosenthal (1864-1927) was British Managing Director of Babcock & Wilcox, and said to be instrumental in making the company successful internationally. He died in February 1927 at the age of 62.

He was born in Rotherhithe, Surrey on 16 August 1864. His father, David Ferdinand Rosenthal, may have adopted British nationality, while his mother, Elizabeth Marshall was born in Poplar, East London in about 1841. David Rosenthal described himself as a glass and china dealer, and was successful enough to enable James to be educated in Cologne, after which he worked as an engineering apprentice in Belgium in the State Railway Company.

Shortly after his return to the UK he became involved in the opening of the UK branch of Babcock & Wilcox, a US company, and at the age of 20 was appointed manager of the UK branch.

Much of the activity of the branch was in Renfrew, and during this time James will have lived in Scotland, which is why he became associated with the Royal Society in Edinburgh.

The branch was successful and in 1891 a UK company was formed. James Rosenthal became sole Managing Director of UK operations, which became the focus for the overseas activities of the group, and he oversaw the rapid growth of the business in the UK, Europe and beyond, making Babcock & Wilcox the global company it still is today. The key development he oversaw was the introduction of the Babcock & Wilcox boiler, much resisted by British boiler-makers, which accelerated the development of steam-generating plant, and enabled it to be used for electric power stations. The boiler was adopted as the hallmark by the British Government and was fitted to Royal Navy battleships including the Dreadnought.

The Chairman of Babcock & Wilcox, for 38 years, was Sir John Dewrance (whose father launched Stephenson's Rocket), and head of Dewrance and Co, one of the oldest firms of engineers in England. Sir John lived at Cranmore Place in Chislehurst, and was active in local politics. It is very likely that it was through this connection with Chislehurst that James Rosenthal got to know Chislehurst, and decided to buy Kemnal Manor when it came onto the market.

During the Great War the UK operations were diverted towards assisting the war effort, and it was as a result of this that he was knighted in 1920. In 1915 he had changed his name as so many people with German-sounding names did at that time, following the outcry over



James Kemnal dressed for his investiture

the sinking of the Lusitania. James adopted the name of his Estate as his new family name.

One of his obituaries noted that Babcock & Wilcox was one of the few companies able to carry on during the coal strike of 1921 without suffering severe loss, largely because 'he displayed remarkable business capacity, ability, and power of application, and knew how to secure the help of able subordinates'.

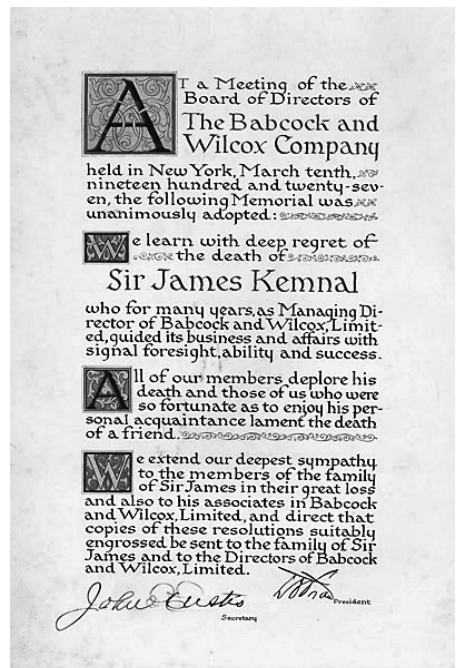
He had been interviewed by the editor of Modern Business, a magazine of that time. The article noted: '*In engineering circles Sir James Kemnal is probably as well known as the First Sea Lord in the Admiralty, while the firm of Babcock & Wilcox has influenced engineering in every corner of the world where an engine is used..... Talking to Sir James, a quiet, decided man of action, in the prime of life, who speaks deliberately and slowly in a secluded City Office, one might forget the dramatic significance of his life and work. It is difficult to realise in such surroundings that this very modern City man directs a staff of engineers and associated workers numbering from 5,000 to 6,000 men, and that by his work battleships are made more effective instruments of protection, steamboats more and more capable servants of the distributor, and that mines and mills, and all the productive forces of machinery, in large measure move as a consequence of his energies in the most out-of-the-way corners of the earth*'.

In addition to his duties at Babcock & Wilcox he was appointed to a number of public positions, including, President of the British and Latin American Chamber of Commerce, Fellow of the Royal Society, Edinburgh, Liveryman of the Worshipful Company of Shipwrights, Freeman of the City of London, Justice of the Peace for the City of Glasgow, and Member of the Institute of Engineers.

James married twice, firstly to his cousin, Amelia Marshall, in September 1899 (they were divorced in 1903), and then to Linda Larita De Leuse in 1905. Linda was a British subject, born 'at sea' in 1877. James and Linda had two children, but the first, named after him, died at birth in 1909. Their second son, Stuart Clement David Rosenthal, was born in 1915, and died in 1950.

James was buried at Shirley in Surrey at the church of St John the Evangelist, and a few days later there was a memorial service held at St Sepulchre's Church at Holburn Viaduct in London, at which many of his business associates were present.

The New York based Board of Babcock & Wilcox produced an embellished copy of their Board minute of the meeting following his death, which is reproduced here.



THE TIARKS FAMILY OF FOXBURY

Henry Frederic Tiarks was the fourth son of Dr Johann Gerhard Tiarks, who was born in 1794, and was himself a descendent of Remmer Theodorici of Seediek, a steward and chancellor to Frau Maria von Jever. Dr Tiarks was pastor of the Reformed Lutheran Church in East London from 1827. He came to England with two of his brothers, one of whom was a surveyor and astronomer, and the other who was Consul General for the Duchy of Oldenburg at Queen Victoria's Court.

Henry was born in 1832 in Whitechapel London. He was educated at the Mercers School, which he left in 1847 for a job as junior clerk in the merchant bank, J. Henry Schröder & Co. In 1862 he became office manager, and was admitted to partnership in 1871. He was the first of three generations of Tiarks who were partners in the firm. But Henry was also very active in local Chislehurst life, and residents then and now have many reasons to remember him. For further details of his life see his obituary on page 161.

He married Agnes Morris on 11 September 1862. She was the fourth daughter of James Taylor Morris and Sarah St Agnes (Skanes), born on 23 June 1840. Her sister, Susanna, six years her elder, married Charles Phipps Tiarks, Henry's brother, in August 1866. Both sisters had been adopted by Alexander Schlusser, a partner at Schröders, through whom they met the Tiarks family.

Henry Tiarks had three surviving brothers and two sisters. One brother, John, Rector of Loxton, Somerset, was great-grandfather to Captain Mark Phillips, who married and divorced Princess Anne.

Henry died in 1911, and Agnes in 1923. They are buried together in St Nicholas churchyard. They had eleven children:

- Henry Frederic, 1870-1893. He was educated at Marlborough, and joined the 5th Dragoon Guards. He died in Meerut in India.

- Frank Cyril, OBE, 1874-1952. Educated aboard HMS Britannia. He became a partner in Schröders, and held a number of eminent positions, including Civil High Commissioner of the Rhineland, Director of the Bank of England, Director of the Anglo-Iranian Oil Co (later BP), Lieutenant for the City of London, and High Sheriff of Kent. He retired to Loxton, and is buried at the churchyard there. For more on his life see page 163 below. He married Emmy Maria Franziska Brödermann in 1899, and they had five children:

- Henry Frederic, 1900-1995. Educated at Eton. He also became a partner in J Henry Schröder, and later of Schröders Ltd. For more on his life, see page 166 below.

He married twice, first in 1930 to Lady Millicent Olivia Mary Tylour, only daughter of the 4th Marquess of Headfort. Their only child was:



*Three brothers, from left,
Harry, Frank and Herman*

Frank Tiarks with four of his children, c.1925, from left, Edward, Myra, Ramona and Henry. We do not know the girl in the patterned sweater.



• Christopher Henry Frederic, 1931-1932. He is buried in St Mary's churchyard. Henry's second marriage was in 1936 to Ina Florence Marshman Bell, later known as the actress Joan Barry. They had two children:

- Henrietta Joan, b.1940. She married the Marquess of Tavistock, who later became the Duke of Bedford. She is now the dowager Duchess. She had three children: Andrew, 1962, and now Duke of Bedford, Robbie, 1963, and Jamie, 1975.
- Edward Henry, 1943-1943. He is buried in St Nicholas churchyard.
- Ramona Maria Clara, 1902-1985. She married when she was 54. She had no children.
- Edward Mathias 1904-1929. Educated at Eton and Christ Church Oxford. He died in a plane crash without marrying. He is buried in St Mary's churchyard.
- Peter Frank 1910-1975 (twin to Myra). Educated at Eton and Balliol College Oxford. He married twice. First to Pamela Silvertop. They had one daughter:

- Gabriel Pamela, b 1935,

Secondly he married Lady Diana Juanita Finch-Hatton, and had three children:

- Tania Henrietta, b.1939,
- Anita Daphne, b.1941,
- Caspar Peter Frank b.1948

- Myra Emmy, b. 1910. She married Richard Mallock and had one son and one daughter:

- Charles Edward Julian, b.1937,
- Naomi Myra, b.1939.

- Herman Alexander, 1875-1955. He was educated at Marlborough and Christ Church Oxford. He moved to Webbington, near Loxton, in 1900, where he was able to indulge his passion for hunting. He was Master of the Mendip Hunt, and wrote 'Hunting Reminiscences'. He married Jessie Follett in 1901. She died of tuberculosis in



Herman, in a painting by Lionel Edwards

1923 without children. Herman and Jesse are buried in the churchyard of St James the Great, Winscombe, Somerset.

- Margaret Agnes, 1866-1959. She married Hugh Lubbock in 1890, 2nd son of Sir Neville Lubbock of Bromley Common. They had four children. They divorced in 1934. He died in 1938.

- Alice Ellen, 1868-1944. She married Arthur Lubbock in 1895, 3rd son of Sir Neville Lubbock. They had two children. He died 1939.

- Edith Mary, 1873-1962. She married Lieut.-Col George Booker in 1892. They had two children. He died 1938.

- Ellen (Nellie) Emily, 1877-1960. She married the Rev Athole Murray in 1917. They had one child. Athole died in 1962. They are both buried in the family tomb at St Nicholas, Chislehurst.

- Agnes Henrietta, 1878-1980, having lived unmarried in Camden Close. She is buried in the family tomb at St Nicholas, Chislehurst. (Henrietta, her great niece, recalls visiting her at Camden Close: 'Agnes could tell the time from the church clock that she could see from her house without glasses when she was 100')

- Sophie Louise, 1880-1960. She never married. She is buried in the family tomb at St Nicholas, Chislehurst. Sophie was very active locally. She ran a boy's club here, and financed the building of the Village Hall Annexe. She was active with the Red Cross, and was a Chislehurst Councillor.

- Matilda Gertrude, b.1881. Married Captain Percy Hare in 1903. They had five children. He died in 1937.

- Frederica Octavia, 1883-1966. She married Admiral Sir Michael Hodges in 1903. They had five children. He died in 1951.



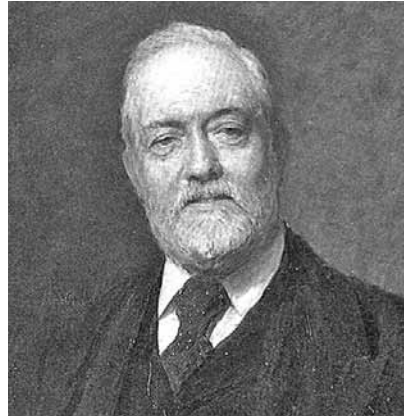
Margaret Lubbock (right) and Joan Barry (centre) with friends, possibly next generation Tiarks.



Three sisters, Sophie, Aggie and Nellie, with daughter Anne, 1922.

HENRY FREDERIC TIARKS
(The Bromley Record, November 1911)

We regret to announce the death of Mr Henry Frederic Tiarks, of Foxbury, Chislehurst, which took place at his residence on October 18th. Mr Tiarks was born on December 23rd 1832, and had lived in Chislehurst for 34 years, during which time he had taken a leading part in local affairs and had won the esteem of all who knew him. He leaves a widow and ten grown-up children who mourn their loss, and the greatest sympathy has been extended to them in their bereavement.



Oil painting, 1899, by Herkomer

Mr Tiarks was interested in every organisation which had for its object the relief of those in straitened circumstances, and his loss will be felt very keenly. He was president of the Chislehurst and Cray Valley Hospital, in the foundation and endowment of which he played a prominent part, and was ever a generous friend of the institution. The splendidly equipped children's ward was one of his latest and greatest gifts to the hospital. Mr Tiarks was also for many years president of the Chislehurst, Sidcup and Cray Valley Medical and Surgical Aid Society.

Mr Tiarks belonged to the old Parochial Committee, and was also elected to the first Chislehurst Parish Council. Upon that body being superseded by the Urban District Council, he was elected a member in 1900, and sat for some three years. He took a keen interest in the work of the Board of the Chislehurst and St Paul's Cray Common Conservators, to which body he was elected in 1891, in succession to Mr Thomas Charrington. A staunch Churchman, Mr Tiarks held the office of Rector's warden at the Parish Church for a quarter of a century. He was a trustee of the Manning and Anderdon Almshouse, a manager of the Church of England Schools, and in October 1906, he was appointed a Justice of the Peace for the Bromley Division. He was also president of the Kent County Chrysanthemum Society.

In the City, Mr Tiarks was a partner in the firm of Messrs J.H. Schröder and Co. of 145 Leadenhall Street, a firm with which he had been associated since 1846, when he was 15 years of age. For forty years or more he was a partner and took a leading share in many of the important activities of the firm, only withdrawing from active duties on the score of age at the end of 1905. A man of the soundest judgement, he did much to assist the progress of the firm, to which he devoted almost his entire attention, his only outside interest in the City consisting in holding for a number of years the position of governor of the Royal Exchange Assurance Corporation. His name will always be associated with the very best traditions of finance.

A son of the deceased, Mr Frank C. Tiarks, is at the present time a partner in the firm with which his father spent his life.

AGNES TIARKS (NÉE MORRIS)

The following appeared in the 'District Times' Friday February 16th, 1923:



Agnes in 1890

Last week, in our beautiful God's Acre, was laid to rest a lady whose memory will long live amongst us, and whose presence in our midst has been a benefaction.

Mrs Tiarks, of Foxbury, will be missed and mourned alike by rich and poor, and her life of consistent unselfishness, and wide but unobtrusive charity, will leave a blank which cannot be filled. True, her left hand knew not what her right hand did, but when the alabaster vase is broken, the perfume cannot but steal forth. With no mean estimate of the blessing of worldly endowments, these were to her, first and foremost, rather trusts to be used, than possessions to be appropriated. A lady of culture, proficient in modern languages, a reader of Greek, a lover of Dante in the original, an ardent votary of the science of astronomy, keenly interested in contemporary history, she yet ever maintained that gentle and quiet simplicity of manner and bearing familiar to those who knew her, and was accessible to all. She loved earth's beautiful things. Flowers and harvest fields, and golden gorse, music, and little children.

Within her heart were fair guest chambers, Open to sunrise and the birds.

In sincerity, constancy and unfailing affection, she was a friend of friends. She loved to share with those with whom she was in sympathy whatever claimed her interest, or brought her help, whether a newspaper cutting, a poem, a book, or a quotation. Of her religion, so vitally real, so unobtrusive, so all-pervading, little dare be said. Though hers was, as a whole, a testimony to Christianity rather of the life than of the lips, none who knew her well could ever be left in doubt that the source of her beautiful self-forgetting character lay high upon the hills of God. Devout and reverent, a believer in prayer, an habitual student of the Divine Book, possessing a clear and simple faith, less common, perhaps, now than in the generation to which she belonged, she lived out her long day, 'an epistle of Christ, known and read of all.' She loved her Church, and, Sundays and weekdays, sought refreshment in its services and sacraments.

From the sanctity of family life we would not, if we could, lift the veil. Her children, and her children's children, rise up and call her blessed. Home was to her the very centre of earthly joy, and to others, where she was, was home.

On Wednesday, the 7th of February, when Mrs Tiarks was laid to rest, a great gathering of all classes testified to the affection and esteem in which she was held. We then bid her our last farewell, but in many a heart and many a home her name will long be laid up in the lavender of a fragrant memory.

FRANK TIARKS

On 1 January 1902, Frank Tiarks, the 27-year-old son of Henry Tiarks, was admitted to the Schröder partnership. He was born on 9 July 1874 in Balham, Surrey, the fifth child and second son of Henry and Agnes Tiarks. He was groomed for a career in the Royal Navy, and in 1887, at the age of thirteen, he joined the naval training college HMS Britannia for two years and then served as a midshipman for four years in the Pacific. His father had wanted his eldest son to follow him in the Schröder partnership, so after his elder brother Henry died in November 1893, Frank obtained a discharge from the navy and joined Schröders. For the next 6 years Frank was to spend time in London, Hamburg and New York, before returning to London as an associate partner in 1900. It was during this time that he married Emmy Broderman, whose family was of German origin but resident in Mexico at the time of their marriage.



Frank in the uniform of a Lieutenant Commander, RNVR during the Great War

Frank became a significant player, not only at Schröders, but in the City of London and beyond over the next three decades. He was described somewhat later by one of his colleagues as the *'happy extrovert and the practical man'* of the partnership. *Frank Tiarks had a strong personality and no doubt those who did not regularly come into contact with him may have thought he was rather frightening. He was extraordinarily quick and also extraordinarily adroit when it came to solving a practical difficulty or getting out of an awkward situation. He was endowed with unusual physical vitality which expressed itself in a ready and characteristic laugh that infected others with a sense of enjoyment of work. His laugh had a gay ring and you could watch the images and ideas forming themselves on his face and his thoughts always led to a conclusion. He was gifted with an unusual facility with words and was an exceptionally good business closer.* He was also very much a City insider, and so much respected that he was invited a number of times to become a Director of the Bank of England, which he eventually did in 1912.

The outbreak of war in 1914 hit the City of London hard, and the business of Schröders suffered badly. In 1914 Frank had been active in obtaining the British naturalisation of Baron Schröder, without which the assets and business of Schröders might well have been seized by the British Government. Eventually this was granted personally by King George V, but still there was little business to be done during the war years. Frank



Frank in his early years

spent much of this time on the affairs of the Bank of England. In 1917, however, he rejoined the Royal Navy, and was seconded to Naval Intelligence, in charge of the Direction Finding Section which had responsibility for identifying the location of German submarines by monitoring their radio signals. He also acted as interpreter during the surrender of the German Fleet in Rosyth in November 1918.

At the end of the war he was asked to act as financial adviser to the British Army of Occupation in Germany, with the title Civil Commissioner. Despite the *'considerable personal inconvenience'* he took up the post in Cologne in January 1919. He was appalled by the desperate plight of the civilian population and in early March went to Paris, where the Peace Conference was being held, to secure emergency food supplies. *'I completed everything that I wanted by going direct to Lloyd George – Austen Chamberlain – Winston Churchill – Robert Cecil,'* he wrote to his wife, adding *'everyone seems to want me and my advice on all and every subject'*. His actions earned him the gratitude and friendship of the mayor of Cologne, Dr Konrad Adenauer, who later became West German Chancellor.

During the war Frank found his position as a partner in a firm with a German name extremely difficult, and seriously considered closing the firm. The Governor of the Bank of England, however, advised against this, saying such an action would be contrary to the national interest. Frank returned to Schröders in 1919, and was by now a well known and highly-regarded figure in the international banking community. In the crisis years of the 1920s he was active in attempts to resume the international gold standard, and worked with Montagu Norman, the Governor of the Bank of England during this period. Norman was a familiar face as a weekend house-guest at Foxbury.

Financially these were among the most profitable years for Frank. During the 1920s, Frank's average share of Schröders' profit was around £100,000 per annum. He became much involved in the establishment of a New York based bank, J Henry Schröder Banking Corporation. Frank had a personal shareholding in the company, which he retained until his death.

The international financial crisis of 1931 hit everyone very hard. Schröders was exposed more than most to the German suspension of debt repayments, and suffered heavy losses.



Frank with Montagu Norman

Following the London Conference of world leaders in 1931, Frank was appointed Chairman of a committee formed by London banks to negotiate with Germany debtors. He led negotiations leading to the Standstill Agreement, agreed in August 1931, a significant international achievement, for which he received much praise: *'its authors deserve to be congratulated on having solved successfully one of the most difficult tasks bankers have ever faced'*, said one newspaper. Frank continued to be involved as the annual agreement was renewed.

While Frank was actively involved in, and internationally recognised for, his work in helping to deal with the financial crisis, he was having a crisis of his own. Under the 1919 partnership agreement, he was entitled to one-third of the profits, and responsible for one-third of the losses. Total losses in 1931 were £1.5million, a staggering sum in those days, and Frank's share of the losses wiped out his capital in the firm. There was a new agreement, which recognised the value of Frank's contribution to the earlier success of the firm, effectively giving him value, as yet unspecified, in the goodwill of the partnership, and from now on he was awarded an annual salary, rather than a share of profits. He was still a wealthy man, and did not have to go without, but increasingly he spent time in London and at Loxton, and less time at Foxbury, so that annual events such as the polo fixtures were held less frequently.

Frank retired from active participation in the business at the start of the Second World War, though he was involved from time to time from his retirement in Somerset. As an indication of his renown in the City, despite his financial difficulties, Frank remained a Director of the Bank of England for 34 years until 1946, when he finally retired from all public life.



Herman, Frank and Henry harvesting at Loxton

After leaving Foxbury, Frank lived at Loxton in Somerset where his family had retained a holiday home. He died there on 7 April 1952, aged 77.

Frank's brother, Herman, summed him up: '*He was most popular with everybody, and deservedly so. Always cheery, always a word for everyone, always the life and soul of every party, always an eye for a girl or a horse.....*'.

THE LOXTON MURDER

Frank and Emmy retired to Loxton, Somerset, after they left Chislehurst. Emmy needed nursing and for forty years had been attended by a German-born maid, Miss Marie Buls, but Marie was interned, as a foreign national, when the 1939-1945 war started. A new nurse, Noreen O'Connor, looked after Emmy until her death in 1943, and then became Frank's housekeeper, nurse and companion until his death in early 1952. Frank left Noreen a cottage called Gardeen in his will, and stipulated that Marie should be allowed to live there.

In 1954, Noreen attacked and killed Marie, being convinced that she was releasing her from evil. Noreen was found guilty of the murder but declared insane. Peter Tiarks, Frank's son, gave evidence at the trial. Noreen was sent to Broadmoor, and later released to live at St Andrews Hospital in Northampton until her death in 1983.

HENRY TIARKS (THE GRANDSON)

Henry Frederic Tiarks' eponymous grandson was born in September 1900, in Kemnal Road, where he was to live for the next thirty or so years and more until he moved to London.

He had been carefully groomed for a career at Schröders by his father. Despite being offered a place at Magdalen College Oxford, Henry took a course in accountancy and worked in The Hague for a year. He, together with Bruno Schröder's son, who was admitted to partnership on the same day, spent time in Hamburg, Barcelona, New York and Latin America. Henry became a partner on 1st January 1926, and his father was able to introduce him on his first day to many leading City figures of the time.



Henry c1950

He got on well with his father, and the two shared an intense love for polo, which they indulged at Foxbury, playing together on the Foxbury team. In her book, 'A Chance to Live', Henry's daughter Henrietta, recalls her father. He *'had a wonderful life as a young man. He used to play polo after the City every night. It took him twelve minutes by car from the City to Foxbury.'*

Henry's first marriage, to Lady Millicent Taylour, was not a happy one, and it ended after their only son, Christopher, died of meningitis before his second birthday. Some years later Henry married Joan Barry, a famous actress, whose stage name was based on that of J.M.Barrie, the author of Peter Pan.

At the start of the war in 1939, Henry was called up to the Air Force, serving as a Wing Commander responsible for flying barrage balloons. In August 1943 he contracted tuberculosis, and spent a year recuperating. Henry returned to the Schröders partnership after the war, and acted as deputy senior partner until 1948, but he did not assume a full burden of executive responsibilities as his father and grandfather had done, and he pursued a wide range of interests in addition to merchant banking. At the beginning of the 1950s he considered moving to New York to assume a senior position in the Wall Street banking firm in which the Tiarks family still had a substantial shareholding. But he remained in London and made a contribution through the cultivation of client relationships, especially with American Railway, Pressed Steel, Joseph Lucas and Securicor, of which he was a founder, and by representing Schröders at home and abroad. He was a director of the Bank of London and South America and was an active ambassador on its behalf. Moreover, at the request of the President of the Board of Trade, he acted as deputy leader of a number of Dollar Export Trade Mission delegations, which promoted British exports to North and South America.

Many new partners were admitted to the Schröders' partnership after the war, but their status was affected by the unresolved financial issue of the Tiarks, following the effects of the Standstill Agreement and losses in the 1930s. To resolve the issue, Henry finally

agreed a settlement in respect of his father's and his own interest in the goodwill of the old partnership. He withdrew from that partnership, and became a partner in the new firm. This enabled the financial reorganisation of the firm, and eventual conversion to a limited company, which continues today. Henry continued to play a part in the business in the UK and around the world until his retirement in 1965 when he became a non-executive director.



Henry was a keen horseman, and hunted and played polo regularly. Joan was not so keen a horsewoman, and this is a rare photograph of them together on horseback

He later moved to Marbella in Spain. There he was able to spend time on his great love of astronomy, and had telescopes installed in his house. He was the longest living member of the Royal Astronomical Society, having been admitted in 1916. He had been introduced to the Astronomer Royal by his grandmother Agnes, and having seen Halley's Comet as an 11-year old boy he was absolutely determined to see it on its next return, and did so in 1986. Henry died in July 1995. He retained an affection for Chislehurst all his life, and on a visit here shortly before he died he contributed £1,000 to the Chislehurst Society.

A QUESTION OF RELIGION

Henry Tiarks (the grandfather) attended church at St Nicholas throughout his life at Chislehurst, and was Church Warden for many years. He and Agnes are buried in the churchyard there. While their son Frank was brought up in the Anglican Church, his German-born wife, Emmy, was brought up as a Roman Catholic, and as was common in those days, permission would have been needed for her to marry a non-catholic. As part of the conditions required in obtaining permission, she and Frank would have undertaken to bring their children up as Roman Catholics. Emmy was a regular church-goer at St Mary's Church in Crown Lane. She gave £200 a year for the maintenance of the church, and on their 25th Wedding Anniversary she and Frank endowed the organ and gallery there.

Her son Edward was buried there after his death in 1929, and her first grandson, Christopher, who died in infancy, is also buried there. When Emmy died in 1942, her will stipulated that she be buried at St Mary's, and she is buried alongside her son and grandson at the front of the church.

The younger Henry was also brought up as a Roman Catholic, but after the experience of dealing with the church following the break up of his first marriage, he abandoned his faith. His second son, Edward, is buried at St Nicholas Church.

PARTICULARS AND CONDITIONS OF SALE OF KEMNAL HOUSE, 1841

An admired Abode, in the immediate vicinity of Chiselhurst¹, Kent, surrounded by a Delightful Domain, of about 130 acres, of which nearly forty-five acres are Hanging Woods and very thriving plantations; being a famous Cover for Game, with which the estate abounds. The Farm Buildings are well placed, and include every thing essential to manage the Farm with profit. The Entrée is by a Lodge Gate on the High Maidstone Road; which will be sold by Auction, by Mr. Geo. Robins, at the Auction Mart, London, on Thursday, May 13th, 1841, at Twelve o'Clock.

(It can only be seen by Cards. Particulars, Twenty-one days prior to the Sale, with a Lithographic Plan and Drawing, to be had at the Residence; also at the best Inns at Chiselhurst and Eltham; The Bell, Maidstone; of Messes Hodgson and Concanen, Solicitors, No. 21, Lincoln's Inn Fields; The Auction Mart; and at Mr. Geo. Robins' Offices, Covent Garden.)

*Particulars &c. of Kemnal House, (otherwise Keminghole). May 1841 [and again in October 1846 with later amendments indicated with *]*

An admired abode, with its manorial rights and privileges, in the immediate vicinity of Chiselhurst, ten miles from the Metropolis and with pretensions that few of its contemporaries possess. It is happily placed on a fine and commanding spot, overlooking the Estate and a rich Valley, protected during the wintry season from the cold winds by The Woods and Plantations.

*The building is very substantial, with oak sashing throughout it, indeed Solidity has prevailed, with much of very good taste to direct it, and lots of comfort will be found throughout; *(it is in the most thorough and complete Repair, having been Painted and Decorated during the last summer.)*

A London Banker, or Merchant, or say one disposed to Field Sports, will live in clover at Kemnal.

The Villa Residence is surrounded by A Shrubbery and Lawn.

The following accommodation will be found within, viz:-

- *Four very airy Attic Chambers, Six best Bed Chambers, and Two Dressing Rooms, Commodite *(with Water-Closet).*

- *An elegant Drawing Room, about 22 feet by 18, with Cedar Floor;*

- *A Breakfast Parlour, about 21 feet 6 by 18, leading to the Conservatory, and leading to the Lawn, a Study, Dining Parlour, about 22 feet by 18, with elegant Statuary Marble Chimney Piece, highly ornamented, a small Library, Housekeeper's Room, Servants' Hall, Gamekeeper's Room, Butler's Room, Pantry for Housemaid. Under Ground Floor — a large Kitchen, Scullery and Pump, cool Larder, Knifehouse, Wine, Ale and Coal Cellars.*

The Out Offices include a four stall stable, harness room, a three stall stable, double coach house, Bath-house, Brewhouse, Cellar, Pighouse, with Three Sleeping Rooms for Servants above.

The Farm buildings comprise a capital double Barn, entirely new, with Deal Floor, Piggeries, Feeding Stalls for Bullocks, all new; Three loose Stalls, Pens for Six Cows and Two Calves, new; Standing for Horses and Cows, Cart-horse Stalls, Waggon and Cart Sheds, Stock Yard, Henhouse, Dog Kennel, Granary and cool Dairy.

1 Note the spelling of Chislehurst both in 1841 and 1846, which had changed again by 1871.

There is a good Garden and Plantation Walk, which nearly encircles the Residence, and a Conservatory and Greenhouse to adorn it.

There is also a pleasing Summer-House, and the South Wall is famous for its Fruit Trees.

The Estate extends to 127 acres, 3 roods, 3 perches, of which near 45 acres are Hanging Woods and very thriving Plantations, a famous cover for Game, with which the Estate abounds, and the Underwoods in regular succession yield an Income of £100 a year.

The Farm Buildings are well placed, and include every thing essential to manage the Estate with advantage and profit. A Streamlet passes the Property very prettily through the Home Grounds. In respect to the quality of the soil, it cannot be better demonstrated than by stating Five Quarters of Wheat and Two Tons of Hay is an average crop, and that Bullocks are Fatted upon the Pasture Lands. Its easy access to London – the exceedingly respectable Society in the vicinage – and the delightful Walks within The Cool and Shaded Woods, Impervious to the Summer Heat, and must not be overlooked.

The Entrance is by a solid Lodge-gate of good design, on The High Maidstone Road, A little beyond the Ten Mile-stone, One Mile and a Half from Eltham, and all the Maidstone and Folkestone Coaches pass.

The sporting of the Manor may be let for about £40 a Year, and the Annual Value of the Property is £376 per annum, at the least.

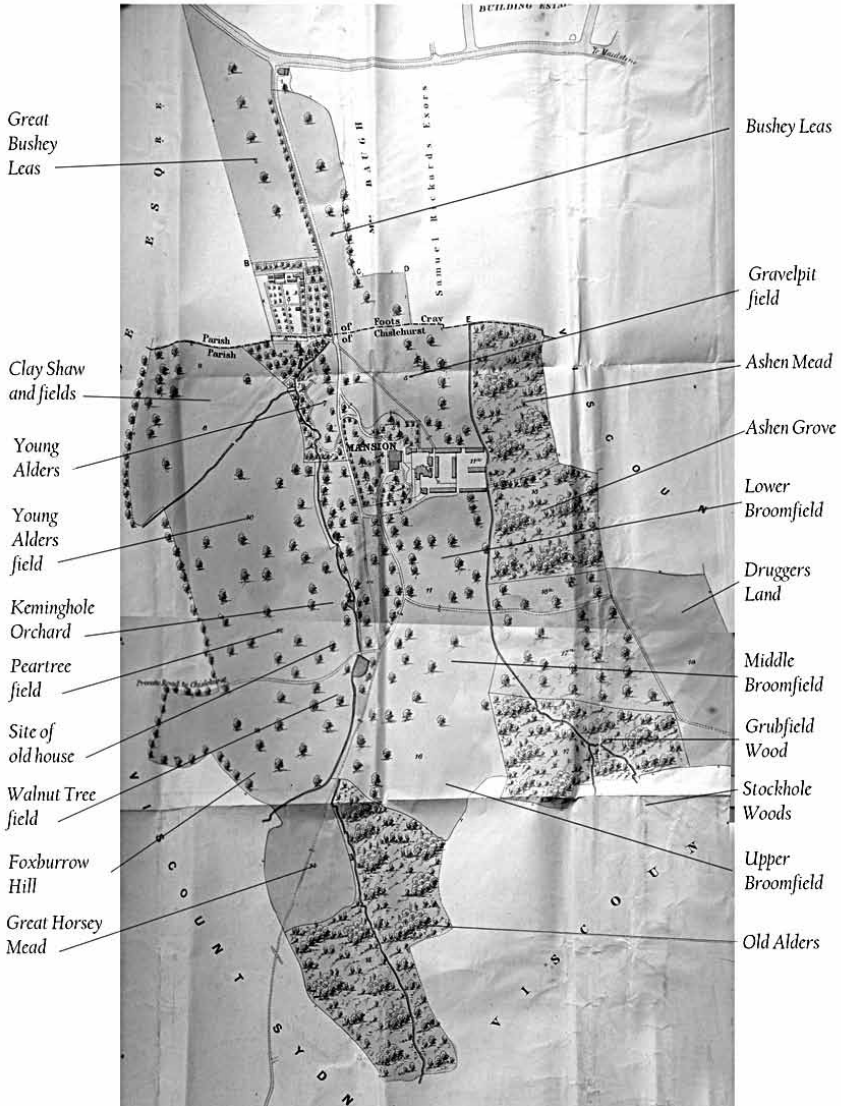
The Property is held upon Lease for Twenty Years from Old Michaelmas Day, 1841, from New College, Oxford, renewable every Seven Years, according to custom, for ever, upon payment of a Fine, subject to the Payment of the accustomed fees (about £1 18s. per annum); and also 434 gallons of Wheat Rent, or the Oxford market-place price thereof, which is estimated on an average of the last Nine Years at about £20 12s. per annum. The usual College Instrument for holding Courts and for Sporting, will be procured for the Purchaser at his expense. The Tithes are moderate: the Poor, Church, and Highway Rates, do not exceed £20 3s. 9d.; and the Land Tax is Four Guineas per annum.

The Growth of Underwood, Crops in the Ground, Manure, and Fixtures, must be taken by the Purchaser, at a fair Valuation.

Avenue Lodge - a drawing in 1894



MAP OF KEMNAL ESTATE 1871



The different parts of the estate were recorded in the 1790 and 1871 surveys. Many of these old names have now disappeared, and should be resurrected. The open northern part of Grubfield Wood can still be seen, now open pasture, on the south side of the footpath that runs east from North Lodge. This path, which was called Keminghole Lane in 1790, leads onto the open field called Druggers Land.

PARTICULARS AND CONDITIONS OF SALE OF THE KEMNAL ESTATE, 1871

THE KEMNAL ESTATE, A BEAUTIFUL FREEHOLD BUILDING AND RESIDENTIAL PROPERTY, IN THE ATTRACTIVE NEIGHBOURHOOD OF CHISLEHURST.

Particulars with Plan and Conditions of Sale of the above Choice and Valuable Property, extending over 132a. 3r. 20p., principally in the Parish of Chislehurst, with a small part in Footscray Parish, lying compactly together. Commencing about one-third of a mile from Chislehurst Common, and extending in a northerly direction, to the Maidstone Turnpike Road, from which it is approached by an Ornamental Entrance Lodge, and consisting of a Moderate-Sized Family Mansion, with suitable Offices, placed in Ornamental Pleasure Grounds; a large Double Conservatory, and Excellent Stabling of Modern Construction, with a very good Farm Homestead near thereto; also, a Large and Productive Kitchen Garden, Completely Walled, with Vineries, a Pine-Pit, a Cucumber House, a Green House, Appliances for Forcing, &c., together with Three Ornamental Cottage Dwellings, the whole placed nearly in the centre of Well Timbered Park Lands, with adjacent woodlands, affording pleasant seclusion, and possessing great capabilities for future development as a first-class Building Estate, together with the Manor, or reputed Manor, of Kemnal, with Possession on the 11th Day of October next: which will be offered for sale by auction, by Messrs Daniel Smith, Son, & Oakley, at the Auction Mart, Tokenhouse Yard. City, E. C., on Tuesday, the 8th day of August, 1871, at one for two o'Clock — in one lot.

The Kemnal Estate, situate in the Beautiful neighbourhood of Chislehurst, about 2 miles from that Station, on the South-Eastern Railway (Main Line), about the same distance from Sidcup Station, on the Dartford Loop Line; and about 10 miles from the Metropolis; the journey to and from The London Bridge, Cannon Street, and Charing Cross Termini, occupying about 25 minutes by many fast Trains daily.

A choice, attractive, and compact Freehold Residential Property, (for many years in the Occupation of A. F. Slade, Esq.,) containing 132a. 3r. 20p. of very Valuable undulating Park Land, embellished with Fine Old Timber, with about 36 acres of Ornamental Woodland, the whole Possessing great capabilities for present and future development as a First-Class Building Estate. The Property commences about one-third of a Mile from Chislehurst Commons, and extends in a Northerly direction to the Maidstone Turnpike Road, on which it abuts, and is approached by a Carriage Drive therefrom, with an Ornamental Entrance Lodge, near the Tenth Milestone from the Metropolis: The whole being bounded principally by the Lands and Woods of Viscount Sydney. The neighbourhood of Chislehurst is much sought after and appreciated for Residence; it is extremely difficult to obtain Houses there at all, and when built they command high prices. The Estate is situate at a short distance from the Commons, and is now approached by a Private Road. Another access to the Commons can be made without difficulty. There can be no doubt that, if the Property is judiciously laid out for Good Homes, it may be made a Profitable Building Investment, sufficient Land being left round Kemnal House to protect it. On the other hand, if

a Gentleman desires to occupy the whole Estate, he will have as enjoyable an Occupation, with a good Residence, as can be found so near the Metropolis, and may rest assured that the Land will gradually increase in value, and prove a Good Investment whenever he may wish to lay it out for Building or to re-sell.

There are three packs of Fox Hounds within reach.

Possession will be given on the 11th of October next.

Kemnal House is a Moderate-Sized Family Mansion, built of Brick (stuccoed), with Slated Roof, Principally 2 Stories in height, but partly 3 stories.

The Internal Accommodation is as follows:-

- On the Upper Story, Five Secondary and Servants' Bed Chambers, a Water Closet;
- On the Second Story, Three Principal Bed Chambers;
- On the First Story, Four Principal Bed Chambers, 2 Dressing Rooms, a Water Closet, Day and Night Nurseries.
- The Drawing Room, 22ft. 3in. by 18ft. 9in., with Sienna Marble Chimney Piece; good Bow Window, commanding a pleasing view of Shooter's Hill and Castle;
- A Good Landing, with Skylight.

On the Ground Floor,

- The Entrance Hall.
- The Library, 21ft. 6in. by 17ft. 3in., with Statuary Marble Chimney Piece; 2 pair of French Windows open onto the Carriage Drive and Lawn, another pair of similar Windows open into The Conservatory, 41ft. by 17ft. 9in., and 34ft. 6in. by 25ft. 6in., a spacious Building, heated by Hot Water.
- The Cloak Room, 16ft. by 12ft., with Linen Closet and Boot Cupboard.
- The Dining Room, 22ft. 3in. by 20ft. 3in., with good Bow Window, and an Ornamental Sculptured Statuary and Sienna Marble Chimney Piece.
- The Domestic Offices are shut off from the Hall, by Glazed Folding Doors, and comprise a Butler's Pantry, a Gentleman's Water Closet, a Butler's Bed Room, Servants' Hall, Small Linen Room.
- There is a Secondary Staircase from the Upper Story, also an Outlet to the Stable Yard.
- In the Basement, the Kitchen, Larder, 2 Wood and Coal Vaults, Scullery, Lobby, 2 Wine Cellars and a Bottle Cellar.

There is a Detached Dairy, with Fountain in the Centre, a meat larder and Wash-house, Brick and Slate, and Room over and Servants' Closet.

The Stable Yard contains the following Buildings of Modern Erection and Arrangement, built of Good Stock Bricks, with Red Brick Dressing and Slate Roofs, viz:-

- A large Coach House; a good 6-stall Stable and 2 Loose Boxes; Saddle and Harness Room, with Loft over and Clock Tower; Kennels, Wood House, and other suitable Buildings.
- There is a Soft Water Tank in the centre of the Yard, with Pump.

The Farm Homestead contains the following Buildings, all built of Brick, Timber and Tile, and forms a very convenient adjunct to the Stable Yard, and is quite sufficient for the Land as an

Occupation in the hands of the Proprietor, viz:-

- *A Cow House for 16 Cows, several Loose Boxes, Sheds, Pigsties and other Buildings. Also a Range of Buildings (Brick and Slate), consisting of a Stable for Eight Cart Horses, an open Cart House, and a Chaise House adjoining.*
- *There is a Cottage Dwelling, of similar erection, adjoining the stables and containing five rooms (built for the Coachman).*
- *A Carpenter's Shop, Brick and Slate.*

The Kitchen Garden is very Productive. It is enclosed by Good Brick Walls, clothed with Thriving Peaches, Plums, Nectarines, Cherries, Pears, Apricots, &c., and there are Good Pyramid Plums and Espalier Pear and Apple Trees, &c.

It contains the following Glass Houses:-

- *A Pine-Pit, a Stephanotis House, a Double Vinery, containing Specimens of the Black Hamboro', Black Muscat, White Ditto, Prince, and other Varieties.*
- *A Cucumber House, two Melon Pits, all heated by Hot Water.*
- *A Greenhouse, containing Late Vines.*
- *A very Pretty Cottage (occupied by the Gardener). It is built of Brick, with Bath Stone Dressings, Part half-Timbered and contains 4 Rooms.*

There are a Rosery and Side Slip adjoining the Garden, and two Productive Orchards close thereto.

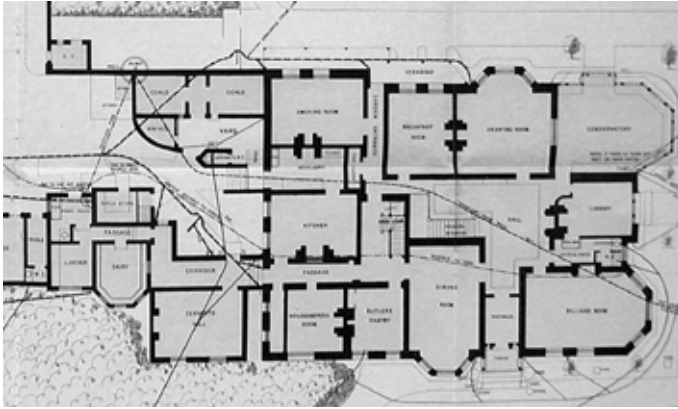
The Pleasure Grounds round the Mansion, are very Tastefully arranged, and are Embellished with Numerous Handsome Specimens of Pine, Araucaria, Arbor Vitae, Deodars, Cedar of Lebanon, Portugal Laural, Evergreen Oak, Cypress, and other Trees and Shrubs.

*Kemnal House
in its new
position*



KEMNAL MANOR: SALE PARTICULARS, MAY 1894

The Kemnal Manor Estate, Chislehurst, Kent. For Sale by Private Contract, David J Chattell, Auctioneer & Surveyor, 29A, (Corner of) Lincolns Inn Fields, London W.C., and at Lower Camden, Chislehurst, Kent



A drawing of the ground floor of the house in 1894

The Beautiful Freehold Residential Estate distinguished as Kemnal Manor enjoys a most eligible, convenient and salubrious position in the parishes of Chislehurst and Foots Cray, in the County of Kent, and comprises a thoroughly well-built & admirably-planned Mansion, replete with all modern requirements and sanitary appliances (erected in 1875 on the site of an Ancient Residence), protected by two picturesque lodge entrances, besides three separate dwellings for coachman's and gardeners' families; first-rate stabling for nine horses, farmery and outbuildings of an unusually complete description, conservatory, numerous plant and orchard houses, etc., the whole surrounded by a finely-timbered park, delightful old pleasure grounds of a charmingly diversified character; wilderness, woodlands, very prolific fruit and vegetable gardens, orchards, etc., the whole embracing a total area of upwards of one hundred and eleven acres (nearly in a ring fence), bounded on the North by the main road from London to Maidstone, to which there is frontage of 2,019 feet; on the West partly by the Kemnal Road, leading to Chislehurst and Paul's Cray Commons, to which there are frontages of 5,680 feet, and partly by the Estate of A.F.Slade Esq.; on the South partly by a Private Roadway from West Chislehurst, to which there is a frontage of 720 feet, and partly by the Public Footpath to Sidcup; and on the East by the Estates of the late Earl Sydney, H.H.Berens, Esq., and H.F.Tiarks, Esq. The distance from the nearest part of the Estate to Chislehurst Railway Station is nearly two miles, From Eltham Station a little over half-a-mile, and from Sidcup Station nearly one mile. The Mansion, which is of pleasing exterior, stands on an elevated plateau over 200 feet above the mean Sea Level, and contains the following accommodation:-

On the second floor –

Two bed rooms for menservants, 16 feet 9 inches by 16 feet 4 inches, and 15 feet by 13 feet; landing, tank room, with hot and soft-water cisterns, box room, and bed room, 16 feet 6 inches by 15 feet 6 inches, all three fitted with stoves and two with wardrobe closets.

On the first floor (12 feet high) –

Landing of back stairs, enclosed by railings and nursery gate; housemaid's closet, with sink, hot and cold services, cupboards, shelves, &c.;

- *Corridor and W.C.;*
- *Secondary bath room, with fitted bath, hot and cold water, marble mantel, stove, and cupboards;*
- *Two servants' bed rooms, 18 feet by 14 feet 10 inches and 12 feet by 14 feet 10 inches, with stoves, marble mantels, and wardrobe closets;*
- *Day and night nurseries, 17 feet 7 inches by 16 feet and 17 feet 8 inches by 14 feet 9 inches, fitted with coloured marble mantels, stoves and wardrobe closets;*
- *Spacious principal landing and stair case and picture gallery lighted through tinted glass from the roof; large shelved linen store;*
- *Principal bath room, 13 feet by 7 feet 6 inches, with full-sized bath in mahogany case, hot and cold services, marble mantel and tiled stove, shelved closet, &c.;*
- *Bed room with bay, 22 feet 6 inches by 17 feet 6 inches, with marble mantel, tiled stove, hearth, and wardrobe closet;*
- *Dressing room, 18 feet 9 inches by 8 feet 3 inches, with marble mantel and stove, and to*
- *Bed room, 18 feet by 12 feet, with marble mantel, stove and wardrobe closet;*
- *Bed room with bay, 18 feet by 17 feet 9 inches, with marble mantel, tiled stove and hearth, lobby and W.C.;*
- *Bed room 18 feet 6 inches by 13 feet, with marble mantel and stove;*
- *Bed room, 20 feet by 13 feet, with marble mantel and stove; and*
- *Bed room, 20 feet by 16 feet, with marble mantel, tiled stove and hearth, with lift thereto from the ground floor, and opening to*
- *Dressing room, 20 feet by 8 feet 6 inches, with marble mantel, tiled stove, range of wardrobe closets, and mahogany enclosure of fitted lavatory, with marble top, deep basin and water supply – affording in all fifteen bedrooms and dressing rooms, which could easily be added to if required.*

On the ground floor (14 feet high) –

Open porch, with sides glazed in leaded lights, and door to vestibule, paved with coloured tiles, opening through inner glazed doors to

- *Noble and lofty entrance hall, measuring about 30 feet by 26 feet, and open to the roof, fitted with coloured marble mantel stove, tiled hearth, coil of hot-water pipes enclosed in ornamental oak and iron case with marble top, and parqueterie border to floor, corridor, with entrance to Lift, and concealed Plate Closet, and tile-paved passage to garden entrance, having Hat and Cloak Room with sliding doors, and Store Closets over same;*
- *Drawing Room, with bay and large plate-glass window looking into Conservatory. This charming apartment has expensively-decorated walls and ceiling, measures about 24 feet 6 inches by 23 feet 6 inches, and is fitted with carved statuary marble mantelpiece, steel and ormolu stove, with painted tile panels and tiled hearth.*
- *The Lofty embayed Conservatory, about 28 feet 6 inches by 22 feet 6 inches, is entered through casement doors both from the Hall and the Grounds, is paved with coloured tiles, heated by pipes encased in trellis case, with stages around, and has water supply;*

- Study, 18 feet 6 inches by 13 feet, with panelled ceiling in pitch-pine, and casements opening to the Grounds, is fitted with veined marble mantelpiece, tiled stove, and hearth, and Milner's Deed Safe built into wall recess;
- Tile-paved lavatory and Cloak Room, with marble fitment of Lavatory, with deep basin and water supply, shelved closets and separate W.C.
- Billiard Room or Library, with bay, 30 feet by 18 feet, heated by coil of pipes in case, and fitted with a very valuable antique statuary marble mantelpiece, supported by inlaid fluted columns, with exquisitely wrought panels of Classical subjects in frieze, stove and tiled hearth.
- Morning room, 21 feet by 16 feet, and Smoking Room (or School Room), 21 feet by 16 feet, both fitted with marble mantels, tiled stoves and hearths, and opening through French casements to tile-paved Verandah and principal lawn on which are some fine old cedars;
- Dining Room, with bay, 28 feet by 17 feet, fitted with valuable arched mantelpiece in coloured marble, stove and tiled hearth, and having separate entrance from Service Lobby.

The Domestic Offices, on the same ground level, include

- Kitchen, 21 feet 9 inches by 15 feet, with close range and double ovens, by Clark and Hunt, dresser and cupboards;
- Scullery, 18 feet by 9 feet 6 inches, stone paved, and fitted with close range, deep sink with hot, cold and soft water services, cupboards, shelves, and rails as fitted to walls;
- Butler's Pantry, with stove sink and drainer, with hot and cold water supplies, dresser with lockers under, range of glass and china closets enclosed by sliding doors, sundry cupboards and drawers, Chubb's safe for plate, and enclosure for folding bed;
- Housekeeper's Room, 15 feet by 14 feet, fitted with coloured marble mantel and stove, and two ranges of shelved linen presses; large Store Room, with tiled floor and slate and wooden shelves;
- Larder, paved with flags and fitted with slate and wooden shelves;
- Servants' Hall 20 feet by 15 feet, tile paved and fitted with stove, mantel, two shelved closets and bacon racks to ceiling; tile-paved covered corridor to
- Embayed Dairy, having walls lined with blue and white tiles, marble shelves, fountain in centre, raised floor paved in coloured tiles and surrounded by sunk border lined with white tiles; Game Larder, paved with flags and fitted with slate and wooden shelves;
- Wash-House, with copper, sinks and pump;
- Apple Store, fitted with racks, and staircase to upper room, with stove, mantel and cupboard;
- House Yard, paved with clinkers;
- Tradesmen's Entrance, Kennel for watch dog, and Cellar Stairs for casks to Basement, Enclosed Yard with two large Coal Houses, Knife and Boot Room, and Servants' W.C.

In the dry, well-ventilated and lighted Basement — (also approached by staircase from Service Lobby) extending under the whole house, are spacious and lofty binned Wine Cellar, Beer Cellar, Larder, large Pickling Room, with cement floor and slate shelves, Heating Chamber with boiler, and seven additional excellent and useful Cellars for Storage and other purposes.

The windows to principal rooms are fitted with Electric Burglar Alarms and Patent Brass Sash Guards, and there is a Fire Alarm Bell.

The conveniently-placed First-rate Stabling, stands in a large well drained Enclosure, approached by two roads. It is Brick-built and Slated, with Turret and Clock over. Tile-paved and drained covered Entrance and Washing Space, on either side of which is a Loose Box and Harness Room, fitted with stove, hot-water supply, closet and all necessary appliances.

The Central Block is lofty, spacious, fitted with ventilating shafts, brick-paved and drained, and contains three roomy Loose Boxes and four stalls, door and staircase to extensive Forage Lofts over, with loop-hole door for delivery; Pony Stable at the rear, adjoining which is a Brick-built and Tiled Octagonal Brick-paved Granary, erected on raised brick piers, approached by a flight of steps, and containing seven wooden bins; also

the Brick-built and slated Coachman's Cottage, with Porch, Sitting Room, Kitchen, with range, dresser and sink, and two Bed Rooms, with stoves, and one small Bed Room upstairs; enclosure of small Garden and Yard at rear, with Wash-house and copper, Coal Cellar, Store Closet and W.C.

Detached Brick-built and Slated Coach-house, 29 feet by 19 feet, paved with with flags, paved and drained Washing Space outside, with gas lamp, and two Groom's Sleeping Rooms over, approached by ladder. Adjoining is small Brick and Tiled Building now used as a Pigeon-house.

Opposite the Stables are Ranges of Brick and Slated Buildings, comprising a large Workshop, Tool-Houses, Men's W.C., three Dog Kennels, with railed-in yards and iron gates; two shelved potato and fruit stores, cart-house and bake-house, with oven. The adjoining Farmery comprises a spacious Enclosure surrounded by brick pathways, with Duck Pond, trough, pump, etc. and large Sewage Tank with overflow to larger Tank in Meadow. Cowman's brick-built and slated Cottage, containing Sitting Room, with mantel and stove; Kitchen, with range, dresser, etc.; Stone-paved Wash-house, with glass roof, copper and sink; Stone-paved Entrance Passage, with store closet; and three well-fitted Bed Rooms upstairs; enclosure of Small Garden and Yard with E.C. Range of Wood and Tiled Cow-Houses, on brick foundations, paved with brick and flags, with standing for about twelve cows, and Bull House, with feeding passage at rear; Forage Store; Boiler House, and W.C. Range of Wood and Tiled Buildings, on brick foundations, containing Piggeries, fitted with pens and enclosures for turkeys and geese, with feeding passage at rear, and Forage Stores at either end. Range of Brick-built and Slated Buildings, containing a large room, formerly used as a gymnasium, and now as a Poultry and Chicken House; Open Card and Implement Shed and Barn for straw, tools, poultry food etc.; Cart-horse Stables, Wood Sheds, etc. Adjoining the Farmery is a Piece of Ground, enclosed by posts and wire fencing, for growing roots for cattle. The Lodge Entrance in the Kemnal Road is brick built, with tiled roof and rustic verandah, and contains: Sitting Room, with bay window in leaded lights; Kitchen with range and copper; Coal Cellar; Store Closets and W.C.; small Garden and Yard; and two Bed Rooms upstairs. The Lodge Entrance in the Maidstone Road is newly built of brick, with slated roof, and contains: Porch, Entrance Passage and Store Closet; good Sitting Room, with mantel, stove and dwarf cupboards; Kitchen, with range and large cupboard; Scullery, with copper and sink; Larder and W.C., Landing and two good Bed Rooms, with mantels and stoves, upstairs; neat railed-in Front Enclosure and Garden.

The Head Gardener's Cottage fronting the Carriage Approach from the Maidstone Road to the

Mansion, has a picturesque exterior, and contains four good Rooms, Wash-house and W.C.

In the Park, and adjoining the Woodlands, is a substantial Wooden Building, with corrugated iron roof, and paved and drained, with standing for ten cows, calf-pens, etc. The Glass Houses include Succession Vineries, about 47 feet long, in two divisions, paved, heated with pipes, and stocked with thriving young vines of selected varieties, in full bearing; Orchard House, extending round two sides of fruit walls, about 120 feet long, stocked with peaches, nectarines, figs, etc.; Two ranges of Hot Pits; Melon and Cucumber House; Span-roofed Fernery and Greenhouses adjoining; small Plant-house; Azalea House, about 36 feet long; and an Orchard House, about 153 feet long, on south side of Kitchen Gardens, stocked with peaches, etc.; Wood and Tiled Shed for Implements and Flower Pots; enclosed ground with Cold Pits; Boiler House; Potting and Gardener's Tool Sheds; Shelved Root and Bulb Store; Large Cemented Water Tank, with pump, and numerous Smaller Tanks.

The Principal Kitchen Garden completely surrounded by high brick walls, protected by glass screens, and clothed with a variety of choice fruit trees, is intersected by well-formed, thoroughly drained and brick-bordered gravel paths, and abundantly stocked with a great variety of bush fruit, strawberry and asparagus beds, raspberry canes, etc.; it is surrounded on two sides by a Second Kitchen Garden and Potato Ground, with a choice selection of pear, cherry and other fruit trees, trained against wall, and having access through folding gates to the Kemnal Road. On the other sides of the Principal Kitchen Gardens are Two Well-Established Orchards planted with standard fruit trees, and a Pleasant Walk, skirted by a wall clothed with a remarkably fine Wisteria, Magnolias, etc., and flanked by wide borders filled with Herbaceous and Old-fashioned flowering plants, and Rose Garden. Wilderness, with delightful winding walks, shady seats, Small Island, with Pond Garden, Rockery and Stepping Stones, and Collection of Alpine and other Plants.

The Mansion is surrounded by Wide-spreading Lawns & Beautiful Old Pleasure Grounds, of the most charming and diversified description, dressed with a great variety of Conifers, Evergreen Oaks, Laurels, Ornamental Trees, Double Thorns and Flowering Shrubs of unusually fine growth, clumps of the choicest Rhododendrons, Azaleas, etc., Terraced and Broad Gravelled Walks of considerable extent, bordered by Flower Beds, Standard and Bush Rose Trees, etc., and in part skirted by ancient Holly Screens, Rustic Summer-house and Seats, etc. The exterior of the Mansion, which is built of yellow brick with stone dressings and ornamental courses, is prettily overgrown with choice selected ivies, Roses, Climbing Plants and Virginia Creepers; and adjacent thereto is a Private Garden E.C., surrounded by trellised encloser and concealed by a Shrubbery. The Eastern boundary is screened by Old Woodlands known as 'Ashen Grove', intersected by Paths, with Rabbit Warren, Sand Pit, etc.

The Park extending from the principal front of the Mansion to the Maidstone High Road (bordered by a belt of Limes and Evergreens), contains some fine ancient timber, is ornamented with clumps of Scotch Firs, etc., and is watered by a small running stream with Pond for Cattle. The fine approach from the Kemnal Road is entered through Solid Teak Carriage and Wicker Gates, with Gas Lamps on pedestals at convenient points, crosses a Stone Bridge spanning some Ornamental Water, and is bordered and channelled with granite; and there is a Second Carriage Drive from the Maidstone Road through Entrance Gates, flanked by massive piers of brick and flint. The Stabling and Farmery are reached by separate Carriage Roads from either extremity of the Estate.

WOODHEATH: SALE PARTICULARS JULY 1899

About 26 minutes walk from Chislehurst Station, on the South-Eastern Railway, close to Chislehurst Common, and in a locality renowned for its picturesque scenery, where high-class Residences are always in demand.

Particulars, Plan, and Conditions of Sale of the valuable Freehold Family Residence known as 'Woodheath', situate in Kemnal Road, Chislehurst Common.



A photograph of Woodheath taken from the 1899 Sale Particulars, now held at Bromley Libraries.

Most substantially built, approached by a Carriage Sweep, and containing eleven Bed and Dressing Rooms, Three Reception Rooms, and Excellent Offices, together with Stabling and Coachman's Cottage, standing in beautiful Pleasure Grounds, delightfully laid out with Parterres of Flowers, Terrace, Tennis Lawn, well-stocked Kitchen Garden with Hot-house and Winding Woodland Walks, the whole embracing an Area of about 3 ¼ acres.

Which will be Sold by Auction by Messrs Farebrother, Ellis, Egerton, Breach & Co., at the Mart, Tokenhouse Yard, near the Bank of England, E.C. on Thursday, the 20th day of July, 1899. At Two O'Clock Precisely – in one lot.

The very valuable Freehold Residential Property, known as 'Woodheath', Kemnal Road, Chislehurst, situate close to Chislehurst Common, about a mile-and-a-half from Chislehurst Station, on the South-Eastern Railway, and within easy reach of the Metropolis, comprising an Attractive Family Residence, substantially built in red brick, with tiled gable roof, approached by a carriage-sweep from the Kemnal Road, to which it has a valuable Frontage of about 350 feet.

It is entered through an Enclosed Porch with Vestibule, leading into a Large Entrance Hall, which is heated by hot-water coils, and having on the opposite side a Capital Dining Room, 24 ft. by 16 ft. 10, lighted by three windows, fitted with register stove, tiled hearth, and handsome oak mantel; also Heating Apparatus in ornamental iron casing with marble top.

Adjoining is the Handsome Drawing Room 23 ft. 10 by 18 ft. 10, with French casement opening

on to Terrace Walk, fitted with register stove in ebonized ornamental mantel with tiled reveals and hearth, and hot-water coils in ornamental casing.

There is also a Morning Room 15 ft. by 12 ft. 10, with stove, tile hearth, and oak mantel, also hot-water coils; in addition to which, there are Cloak Room, w.c., and Large Cupboard.

Approached from the Hall by a Spacious Staircase, lighted by a handsome well-proportioned stained glass window, is the First Floor with Five Bed Rooms, 23 ft. 10 by 19 ft., 24 ft. by 16 ft. 10, 21 ft. by 14 ft. 11, 16 ft. 11 by 14 ft. 11, and 14 ft. 10 by 10 ft. 11 respectively, fitted with stoves and the first two with hot-water pipes; also Two Dressing Rooms and Large Bath Room, with fitted Bath, w.c., and Linen Cupboard.

At the end of the Landing is a door communicating with Housemaid's Closet, and Secondary Staircase giving access to the Domestic Offices, and Upper Floor, on which are Four Good Bed Rooms, three fitted with stoves, Cistern Room, Box Rooms, and ample storage accommodation.

The Capital Domestic Offices include Kitchen, 15 ft. 10 by 15 ft., with range, dresser and cupboards; Scullery, with sink and pump, fitted with small range; Larder, China Pantry, Butler's Pantry, with sink and hot-water heating coil; Water Closet; and in the Basement are Coal and Wine Cellars, Larder, and Furnace for the heating apparatus.

The excellent Stabling separated from the House by a Broad Paved Coach Yard, is of brick and tiled elevation, comprising Three Stalls and Loose Box, Harness Room, with stove, Coach House, Loft, and Four-Roomed Cottage, with small Outhouse and Closet; the whole of which are screened from the Gardens by a tall close pale fence.

The Ornamental Pleasure Grounds, which border the House on three sides, are most tastefully laid out with Beds of Flowers, Terrace Walk, and Tennis Lawn, skirted with many handsome specimen Trees and Shrubs, beyond which is a Well-Stocked Kitchen Garden, with Green-House and Hot-House heated by pipes, Tool and Potting Sheds, Fruit Store fitted with stove, also Capital Poultry Run. A great feature of the Property is a Beautifully Timbered Copse, traversed by Woodland Walks winding among the luxuriant undergrowth of Hazel, Birch, Chestnut, and Mountain Ash, and through which meanders a small Brooklet crossed by two small Rustic Bridges, forming a delightful Sylvan Retreat with Charming Views over adjoining Parklike Meadow Land, the whole covering an area of about 3 acres and 3 roods.

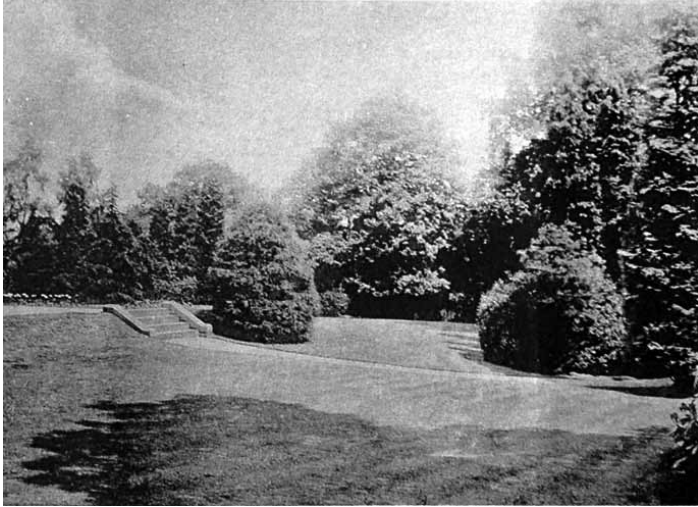
A portion of the above could be most advantageously divided off so as to form an Excellent Building Site for the erection of another Residence, without affecting the high-class residential character of the existing house.

Gas is laid on, and there is a constant supply of water to the house.

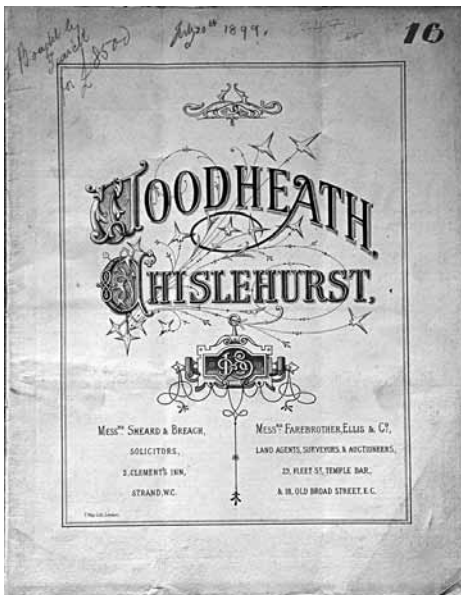
Possession will be given upon completion of the purchase

The property is close to Chislehurst Parish Church, and the Camden Park Golf Links are within easy walking distance.

(Taken from the 1899 sale particulars, courtesy of Bromley Libraries)



A view of the gardens from the 1899 Sale Particulars



The front cover of the sale particulars, which has written on it: 'Bought by Tiarks for £8,500, July 20th 1899'

WYVELSFIELD - SALES PARTICULARS, 1920

An exceedingly choice and beautifully appointed Residence.

Well situated in a quiet and high-class private road, free from all main road traffic or building development, and surrounded by important Residential Properties standing in extensive grounds, about 1 ½ miles from either Chislehurst or New Eltham Station, with fast and frequent electrified services to the City and West End, close to the lovely Commons and within easy reach of the Golf Course, Village, Parish and other Churches, Bus route (109) to Bromley, etc., passing Chislehurst Station, a short distance from the market town of Bromley, and within a short motor run of several other first-class Golf Courses. Gravel soil. Sunny aspect.

The Residence is of attractive elevation in red brick and hanging tiles, partly creeper clad and with tiled roof, and unusually well built, approached by a well-formed Carriage Drive with picturesque Entrance Lodge in harmony with the Residence.

The well-planned accommodation is arranged as under –

On the Second Floor

- *Three Servants' Bed Rooms, all with fireplaces and measuring respectively 22ft. by 16ft. 3in., 16ft 6in. by 11ft. 3in. and 16ft. 3in. by 15ft. 3in.*
- *Large Box and Cistern Room, with Servants' Bath (h. & c.) and in the Tower is a Smoking Room or Study 11ft. 6in. and 13ft. 6in. high, opening to Balcony with superb distant views.*

On the First Floor

• *Spacious open Landing and Gallery with skylight and handsome Principal Staircase in oak and pitch pine of wide and easy tread, with large staircase window, and also a secondary Staircase from the Domestic Offices.*

• *Bed Room (South and West) 25ft. 4in. by 16ft. 3in., communicating with large Dressing Room with lavatory basin and wardrobe fitment.*

• *Bed Room (South) 22ft. by 16ft. 3in., with fitment in Sheraton Style round the walls, with wardrobe, cupboards and drawers, etc., and casements to Balcony (South). Adjoining is Bath Room with canopy bath (h. & c. and shower, spray, wave, etc.) and lavatory basin with drawers under, with Sitz and foot baths.*

• *Second Tiled Bath Room with modern bath and lavatory basin (h. & c. and shampoo apparatus), Sitz bath and heated towel ailer, etc.*

• *Bed Room (North), 22ft. by 16ft. 3in., with oriel windows (West).*

• *In the Corridor are Three Secondary Bed Rooms all communicating and measuring respectively 18ft. by 17ft. 6in., 15ft. by 14ft. 6in. and 15ft. by 13ft. 3in., all fitted with fireplaces and cupboards, etc., and suitable for a Nursery Suite, etc. Housemaid's closet*



THE ENTRANCE FRONT (WEST) AND DRIVE

with sink;W.C., etc., and Back Staircase.

On the Ground Floor (12ft. high).

- Embayed Portico about 22ft. by 10ft., paved with tiles and fitted with seats and recess for statuary, etc.

- Fine Entrance Hall, about 30ft. long with screen and entrance door, carved oak mantel and stove, panelled dado, galleries for china, etc., parquet floor and Lobby to Verandah.

- Beautiful Library 19ft. 4in. by 16ft. 3in., including bay, with mahogany mantel and beautifully made mahogany fitment round the walls with bookshelves, cupboards and drawers, recesses for china, etc.

- Finely Proportioned Drawing Room 34ft. 6in. by 16ft. 3in., excluding two large bays opening to Garden on the South side, floored with inlaid parqueterie and with recessed fireplace and china, cupboards, and decorated in the Adam style. A large Verandah with tiled floor, facing South, communicates with the Drawing Room.

- Handsome Dining Room 25ft. 9in. by 16ft. 3in., with large square bay overlooking the Tennis Lawn, carved oak mantel, panelled dado and separate serving door.

- Corridor off Hall with Cloak Room, lavatory basin and W.C. Strong Room and Store Room with sink, and Passage to a Fine Billiard Room 28ft. 6in. by 19ft. 3in., with top light and parquet floor, large circular bay and raised recess with seat, carved oak mantel and stove, and door to Garden Terrace (South).

The Domestic Offices are well shut off on the same level and comprise:- Large Pantry with sink and usual fittings and serving door to Dining Room; Servants' Hall; large Kitchen, 18ft. by 17ft. 6in., with modern range and fittings; paved Scullery with copper and sink; Larder; Lobby; Trades' Entrance; and enclosed House Yard with Servants' W.C., etc.

In the Basement (surrounded by dry area and quite light and well ventilated) Store Room, Coal Cellar, binned Wine Cellar with slide from Yard, and Furnace Room with the boilers for the Central Heating and Hot Water Service throughout. Separate entrance to the Furnace Room from the Yard outside.

The House is all in a first-rate order and beautifully appointed. Electric Light throughout; Gas also laid on for gas fires and cooker, etc.; Telephone (Chislehurst 21); Central Heating with radiators in the principal rooms, passages, etc.; Independent Hot Water Boiler. Compactly planned and easily run without a large staff.

The Lodge at the entrance to the Drive, contains Sitting Room, Kitchen, Scullery, W.C. and two Bed Rooms.



Kemnal Road - a history

Fine Block of Garages and Stabling approached by a private road to the side of the Property, and containing: Garages for three or four cars, Workshop and Loft, enclosed paved Yard with glazed washing shelter, and Chauffeur's Cottage with Living Room with range. Scullery, Bath (h. & c.), W.C. and three Bed Rooms

The well-matured and finely timbered Grounds comprise about 2 Acres and are skilfully disposed, giving the impression of a far larger area, and include broad

raised Terrace, Tennis and Croquet Lawns, evergreen banks and shrubberies, clumps of choice Rhododendra and hardy Azaleas, quite secluded and shaded by fine Oaks and other trees and flowering shrubs, etc. Lawn with Parterres, Rose-bed, etc., and well-stocked Fruit and Kitchen Garden, and range of Glass including Vinery with ten choice Vines, Peach House, Hot House, etc. Tool and Potting Sheds, Stokehole, etc.

To the East and North is the well-known Foxbury Estate.

The Property is ready for immediate occupation without any appreciable outlay.

Price Freehold £10,500, to include the fitments referred to in the above Particulars.

The items usually denominated as Tenant's Fixtures and the Outdoor and Garden Effects to be taken over by a Purchaser at a Valuation to be made by two Valuers, or their Umpire, in the usual manner. Vacant Possession at an early date.

Can be viewed at all reasonable times by appointment through the Agents:- David J Chattell & Sons, 10, Lincoln's Inn Fields, W.C.2, and 65, Chislehurst Road, Chislehurst, Kent.

(Taken from the sale particulars at the time the house was sold to Bernard Cuddon, 1920, courtesy of Bromley Libraries)



FOXBURY SALE PARTICULARS 1937

11 miles from London (20 minutes from the City by train). The Foxbury Estate, Chislehurst, Kent. One of the most important properties on the outer fringe of London.

A Superbly-appointed Modern Stone-built Mansion with Notable Gardens. Polo ground & part of a nine-hole golf course, covered riding school, indoor swimming pool, extensive outbuildings and cottages. Of exceptional interest to those requiring an easily accessible property for use as a Sports Club etc., and to Scholastic Institutions. To be sold by Private Treaty with about 30 Acres (or less) or with up to about 150 Acres by arrangement. Chislehurst. On high ground near the Common. Gravel soil. 1 1/4 miles from Chislehurst Station with frequent services of electric trains reaching the City in 20 minutes and the West End in 25 minutes.

Foxbury - a Luxuriously appointed moderate-sized Mansion erected in 1875 of ragstone with tiled roof and stone mullioned and transomed windows, standing about 250 feet above sea level. In surprisingly unspoilt surroundings, approached from Kemnal Road (a private road) by two principle drives, each with Lodge entrance.

Ground Floor:

Lounge. 66ft by 26ft 6in with recess and about 12ft in height, partly oak-panelled. Ladies' and Gentlemen's Cloak Rooms. Library. 26ft 6in by 17ft 6in. walls lined with bookshelves. Drawing Room. 31ft 3in by 27ft and about 14ft in height with plaster panelled walls. Morning Room. 19ft 6in by 16ft. Fine oak-panelled Billiard Room. Dining Room. 29ft 10in by 23ft 4in, panelled in pine.

On the First Floor:

Arranged in suites are: 10 Principal Bed Rooms & Dressing Rooms, Nursery Suite and 6 Bath Rooms

On the Second Floor: 12 Secondary and Servants' Bed Rooms and 3 Bath Rooms

Very Fine Domestic Quarters on the ground level, completely up to date and white tiled practically throughout. Company's electric light, water, gas and main drainage are installed. Oil-fired central heating throughout and Independent Boiler for domestic hot water service.

The House is surrounded by Extensive Grounds of great beauty.

The Grounds fall in Terraces to a Chain of four naturally-fed Lakes. Two hard tennis courts. Walled Kitchen Garden with range of heated glass. Gardener's Cottage. Garage for 7 cars. Chauffeur's Quarters. Luxurious Covered Heated Swimming Pool, with chute and diving stage, Dressing Rooms etc. Six Loose Boxes and other buildings. Model Farmery. Covered Riding School, 100ft by 50ft with Gallery. Pony Stabling for 13. Estate offices. Several Cottages and Lodges.

Beautiful level Polo Ground, and part of a private Nine Hole Golf Course. The Polo ground lies over gravel soil and having received unremitting attention for many years past is immediately suitable for first-class playing fields and sports grounds.

Price for Foxbury House with about 30 acres (as verged in red on the accompanying plan), including The Mansion, Grounds, Stabling, Garage, Lodge, Kitchen Gardens, Gardener's House and part of the Farmery, £30,000 freehold representing the value of the land alone.

Arrangements could be made to sell with a smaller area or with a larger area up to a total area of about 150 acres, as verged in green on the attached plan.

DOMESTIC SERVANTS IN KEMNAL ROAD - 1891

It has been calculated that in 1891 there were nearly 1.4 million domestic servants; in London one person in every 15 was in domestic service. This was probably the apogee of the domestic servant population, and at this stage, the supply was such that most middle class housewives were able to hire enough servants that they need not do any menial work themselves. Indeed, the number of such servants in a home was an indication of its social standing. In Kemnal Road the occupants of the new houses would certainly be able to afford the servants they needed.

In 1891, there were 84 domestic servants living in the 13 houses in Kemnal Road. This does not include the many gardeners and grooms who lived in the road, but who generally lived in the separate lodges or stables. The names, ages and places of birth, of the domestic servants are shown in the separate chapters on each house, but since they constitute the largest group of people who lived in Kemnal Road at that time, it may be useful to consider their lives in a little more detail.

They came from throughout Great Britain, but not Ireland, and from 24 counties in England. 13 came from Kent and 12 from London. If they are representative of domestic servants generally at that time, most will have been from poor working class families, and some even from the poor houses; the exceptions will have been ladies maids, who generally came from poorer middle class homes, and as a result were often seen as 'snobbish' by their fellow maids.

It is likely that Kemnal Road will have included some good caring employers - Agnes Tiarks appears to have been one - but many will have treated their servants strictly, which was the advice given by Mrs Beeton and other publications at that time. Some will have treated them badly, as Mrs Jones at Holly Bowers obviously did in the extract from Joanna Colenbrander's book on page 120. It was becoming customary for servants to be given a half-day a week off duty, but otherwise they were regarded as on duty 24 hours a day. They would also have been subjected to the strict hierarchies which operated below stairs. They were not well paid, but their pay was usually on top of food and accommodation, and many were able to save much of their pay. To put this in perspective, according to the National Archives, £20 in 1891 would have the same purchasing power of £1,200 today.

WHAT DID THEY DO?

In 1891 there were four butlers (and one under-butler at Foxbury) in Kemnal Road. The average pay would be £65 a year. The butler was responsible for making sure everything was in order for the master and mistress of the house, and for maintaining the beer and wine cellars (*'insobriety is a very common failing amongst butlers'*). He was responsible for the safe keeping of the silver plate, which would be kept in his office (if he had one, which Foxbury and Kemnal Manor did). He was also responsible for greeting visitors to the house.

Every house (except Woodlands) had a cook. This was the most important position below stairs, even if less senior than the butler. Not only did the cook run the kitchens, she was responsible for agreeing menus for meals with the mistress of the house, for the quality of the food for the whole household, for the punctuality of meal times, and for buying

the produce from local suppliers. This last responsibility meant she was often offered inducements to buy more than was needed, and many cooks took a percentage of the total bill from the suppliers, without the knowledge of the mistress of the house. (*'Some ladies stand very much in awe of their cooks...and are inclined to let her have her own way'*) A cook was paid £60 a year on average at this time. Ten houses had a kitchen maid, assisting the cook with the preparation of meals, and responsible for washing utensils and china and for the cleaning of the kitchen. They were paid on average £20 a year.

Ladies maids were relatively rare in Kemnal Road, with only Foxbury and Wyvelsfield hiring them. They were not well paid, at an average of £25 a year, but they had less arduous work than other servants, and would often accompany their ladies outside the house.

Nurses were paid about the same, at £25 a year. There were 10 in Kemnal Road in 1891, together with 3 nursery maids (who were paid £12 a year). Children would be with their nurses much more than with their parents, and while nurse was responsible for washing, clothing, entertaining and feeding the children, taking them for walks outside, and some basic education, they would often have an important impact on their lives; the hiring of a good nurse was a particularly important matter for young families. (*'The nursery is oftener than not the children's world; their mother is to them the beautiful lady whom they see ten minutes during the day'*).

Eight houses had parlour maids, who, in the absence of a butler, would be the most visible of the domestic servants. They would serve food, greet visitors, and ensure that everything was in order in the house. A parlour maid would be paid £20 a year. (*'In the morning she wears a light cotton dress, apron, and cap; and a black merino dress, white bib apron and cap, collars and cuffs in the afternoon'*).

Every house had at least one house maid, responsible for cleaning, lighting fires, taking charge of the house-linen, ensuring a supply of hot water for the household, and doing everything else that is not done by other servants. The average pay for a housemaid was £20.

Foxbury also had a footman, a housekeeper and three laundry maids, and Wyvelsfield had a governess.

An estimate of the annual servants' wages for each of the houses in 1891, based on the census returns for that year, is as follows:

Meadowcroft	£ 112	Foxbury	£ 562
Woodheath	165	Kemnal Manor	165
Nizels	230	Holly Bowers	140
South Home	120	Kemnal Wood	170
Inglewood	170	Selwood	140
Kemnal Warren	145	South Laund	235
Wyvelsfield	230	Woodlands	40 (two maids only)

Information from 'The Duties of Servants', published in 1894, reprinted by Copper Beech Publishing Ltd

THE CREATION OF KEMNAL ROAD: INDENTURE DATED 13 DECEMBER 1873

The following was taken from an original document held at the Kentish Studies library, Maidstone. It enables the creation of Kemnal Road, which had hitherto been only a footpath.

This indenture made the thirteenth day of December one thousand eight hundred and seventy three between the Right Honourable John Robert Viscount Sydney (VS) of the one part and Samuel Bayley Verney Asser (SBVA) of High Elms Beadonwell on the County of Kent of the other part.

Whereas the said VS is entitled to the strip of land hereinafter particularly described for an estate of inheritance in fee simple in possession free from incumbrance

And Whereas the said VS contracted with the said SBVA to grant to him a right of way of the width of forty feet over and along the said strip of land hereinafter particularly described in exchange for a grant to him by the said SBVA of a piece of wood land called Partridge Shaw containing five acres two roods and four perches situate at Chislehurst. and whereas by an indenture bearing even date herewith and expressed to be made between the said SBVA of the first part and the said VS of the second part, and Reginald Augustus Warren of the third part the said piece of woodland called Partridge Shaw was granted and assured by the said SBVA unto uses in favour of the said VS.

Now this indenture witnesseth that in pursuance of the said agreement and in consideration of the premises he the said VS doth hereby grant unto the said SBVA. . . . that it shall be lawful for the said SBVA his heirs and assigns and his and their agents and servants and all and every other persons or person by his or their appointment or permission from time to time and at all times for ever hereafter at his and their respective will and pleasure by day and by night and for all purposes to go return pass and repass with horses carts and carriages laden or unladen and also to drive cattle and other beasts in through along and over the strip of land of the width of forty feet delineated on the plan drawn on the back of these presents and therein colored yellow.

And the said SBVA doth hereby for himself his heirs executors administrators and assigns covenant with the said VS his heirs and assigns that he the said SBVA his heirs or assigns will at his and their own costs and charges before using the said right of way fence off the said strip of land from the adjoining land throughout the whole distance shown on the said plan with neat oak posts and rails known as fourrails and will make and fix two gates one to open from each side of the said strip of land into the wood lying on both sides thereof and will make and fix one gate to open from the said strip of land into each of the fields lying on either side thereof as shown on the said plan.

And also will at the like cost on or before the first day of January one thousand eight hundred and seventy five lay out and make a good and substantial road on the said strip of land and at his and their own cost and charges keep and maintain the said fences and road in proper and substantial repair from time to time and all times hereafter until he or they shall be discharged from his or their liability under this covenant by the covenant on the part of the said VS his heirs executors

administrators and assigns next hereinafter contained coming into operation.

And the said VS doth hereby for himself his heirs executors administrators and assigns covenant with the said SBVA his heirs and assigns that if and when he the said VS his heirs or assigns shall grant or agree to grant any of the said land lying on either side of the said strip of land for building purposes he or they will thenceforth from time to time and all times keep and maintain in proper and substantial repair the said fences and road throughout the whole distance between the road leading from London to Sidcup and the north end of the said land so granted or agreed to be granted for building purpose and thereupon the liability of the said SBVA his heirs executors administrators and assigns under the last preceding covenant on his and their part shall absolutely cease and determine as to the fences and road between the said Road leading from London to Sidcup and the north end of the said land so granted or agreed to be granted for building purposes.

Provided always and it is hereby agreed that if at any time hereafter the proper authorities in the said Parish of Chislehurst shall be willing to take and shall take the said road as a Public Road for the use of the public the said VS will at the costs in all things of the said SBVA his heirs or assigns take all necessary steps and do all necessary acts for dedicating the road to the use of the public and upon and immediately after such dedication the liability of the said SBVA his heirs and assigns under these presents shall absolutely cease and determine

And the said VS doth hereby for himself his heirs executors and administrators covenant with the said SBVA his heirs and assigns that notwithstanding anything by him the said VS done omitted or knowingly suffered he the said VS now has full power to grant all the easements and privileges hereinbefore expressed to be hereby granted and that the said easements and privileges hereinbefore expressed to be hereby granted in and over the said strip of land shall be at all times quietly exercised and enjoyed by the said SBVA his heirs and assigns accordingly without any interruption or disturbance by him the said VS or his heirs or any person claiming through or in trust for him them or any of them and that free and discharged from or otherwise by him the said VS his heirs executors or administrators sufficiently indemnified against all estates incumbrances claims and demands created occasioned or made by the said VS or any person claiming through or in the trust for him

And further that he the said VS and his heirs and every person having or claiming any estate right title or interest in or to the said premises through or in trust for him the said VS or his heirs will at all times at the cost of the said SBVA his heirs or assigns execute and do every such assurance and thing for the further or more perfectly assuring unto the said SBVA his heirs or assigns such easement and privileges in and over the said strip of land and are hereinbefore expressed to be hereby granted as by the said SBVA his heirs or assigns shall be reasonably require.

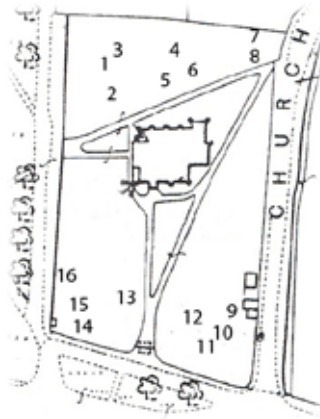
In witness whereof the said parties to these presents have hereunto set their hands and seals the day and year first above written.

Signed Viscount Sydney and Samuel Asser

SOME HEADSTONES IN ST NICHOLAS CHURCHYARD



1. Murton (Meadowcroft)



Plan of churchyard



4. Hutton (South Laund)



2. Tiarks (Foxbury)
restored 2009



3. Nelson (Kemnal Warren)



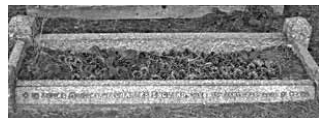
6. Hawes (Nizels)



5. Mason (Wyvelsfield
Stables)



7. Hope
(Foxbury Cottage)



8. England (Foxbury North
Lodge)

SOME HEADSTONES IN ST NICHOLAS CHURCHYARD (CONT)



9. Hurst (Hoblands)



12. Balme (Inglewood)



14. Olive Balme



10. Ford (Hoblands)



13. Gould (Hoblands)



15. Gwen Balme



11. Fraser (Selwood)



16. Dominey (South Laund)

ACKNOWLEDGEMENTS

The following books have been of most use in our research:

The History of Chislehurst, EA Webb, GW Miller and J Beckwith, published in 1899 (George Allen, London), and republished in 1999 (Baron Books),

Edwardian Chislehurst, Arthur Battle (Meresborough Books, 1988),

Imperial Chislehurst, TA Bushell (Barracuda Books, 1974),

Patchwork of the History of Chislehurst, Dorothy McCall (Published privately, 1963),

Schröders: Merchants and Bankers, Richard Roberts (MacMillan, 1992)

Special thanks to all those who have provided information or advice, especially:

- Marion Allen for researching the census returns, and reviewing the proofs of the book,
- Yvonne Auld for providing information on James Cheshire, and Sir John Dewrance,
- Andrew Barton for his memories of living in Kemnal Road,
- Andrew Belsey for pointing out F Tennyson Jesse's link to Holly Bowers,
- Jerry Bourne, Peter Kirk, David Lockstone, Michael Pinchon, and Colin Webster, for their memories of playing in Kemnal Manor grounds as children,
- Brenda Cottenden (née Drage) for information about her family at Kemnal Lodge,
- Sylvia Daniel for introducing us to Jean Percy,
- Gretta Evans, for her memories of working at Kemnal Manor during the war,
- Geoffrey Goemans for information about his father, Horace, and the family involvement with the Tiarks,
- Avril GreatRex for obtaining the 1910 photograph album of Foxbury,
- Denise Hague for passing on the maps lent to her by Cala Homes,
- Sheila Harding for letting us use her husband's obituary, and information about their house,
- Peter Hampton of Marlowe Close for the aerial photograph,
- Wendy Henderson for providing the link between the Hawes and Honey families,
- Roy Hopper, for reviewing the book, helpful comments and additional information,
- Ann Kyne for her recollections of living at Southland,
- Jim Langlands for providing photographs and recollections about The Foxearth,
- Charlotte Laqui for photographs and newspapers clippings of Kemnal Manor,
- Dot Lawrence for the photographs of James Kemnal,
- Rosemary Morris, for letting us see her father's memoirs of South Laund,
- Pat Nelson for providing information about the Nelson family at Kemnal Warren,
- Anne Page, for her memories of her family, and letting us see her grandmother's diaries, and to her daughter, Sue Symonds for making the introduction,
- Jill Parkinson for information about her great-uncle, James Kemnal,
- Jean Percy, who lived at Inglewood from 1935 to 1958, for information about the house,
- Alice Sennett for making introductions to Dot Lawrence and reviewing early drafts,
- Victoria Seymour and brother Ron Burkin for providing information on Woodlands,
- Henrietta, Duchess of Bedford, whose grandfather and father lived in Kemnal Road, for allowing us to see her father's papers,

SOURCES OF ILLUSTRATIONS

The illustrations in this book have been provided by:

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- Andre Deutsch (pp. 121, 154)
- The British Medical Journal (p. 148)
- Bromley Libraries (pp. 21, 144, 174, 179, 181, 182-184)
- Beryl Burrett (pp. 37, 38)
- Cala Homes (pp. 9-12)
- Brenda Cottenden (pp. 100, 106, 107, 108)
- Gretta Evans (p. 103)
- Geoffrey Goemans (pp. 31, 64, 67, 71, 72, 73, 77, 78, 79, 80, 81, 82, 83)
- Peter Hampton (pp. Front cover, 14, 22)
- Sheila Harding (pp. 23, 28, 29, 30, 31, 151)
- John Kennet, Eltham Society (pp. 20, 109)
- Ann Kyne (pp. 42, 43)
- Charlotte Laqui (p. 95)
- Dot Lawrence (pp. 156, 157)
- Jim Langlands (pp. 112, 114, 115)
- Rosemary Morris (pp. 129, 133)
- National Portrait Gallery, London (pp. 27, 89, 90, 126, 146, 147)
- Pat Nelson (pp. 49, 50, 51)
- New College, Oxford (pp. 88, 89, 169, 170, 173)
- Tom and Karen Page (pp. 70, 113, 160)
- Jean Percy (pp. 44, 45, 46, 47)
- Promap (pp. 7, 13, 15, 16, 17)
- Henrietta, Duchess of Bedford (pp. 26, 59, 64, 68, 72, 73, 81, 82, 158-167)
- Andrew Thomas (pp. 54, 55, 56, 57, 74, 104, 135-137)
- John Westwood (pp. 118, 119)
- Val Yorke (pp. 32, 33)

ACKNOWLEDGEMENTS (CONT.)

- Brian Wates for access to his father's papers,
- The Warden and Fellows of New College, Oxford, for allowing me to peruse the information on Kemnal Manor held in the College Archives, and to Jennifer Thorp, the College Archivist, for her assistance and patience,
- John Westwood, for information about Holly Bowers and Mapledene,
- Bromley Local Studies Library and Simon Finch and his dedicated staff there for a variety of documents and references, and
- Kent Archives at Maidstone for information about Foxbury.